

BOARD OF ADJUSTMENT MEETING AGENDA

Monday August 15th, 2022 5:00 PM

Eldridge City Hall 305 N 3rd Street

1. Call to Order
2. Consideration of Approval of Previous Meeting Minutes
3. Public Hearing
Use on Review –Don & Sue Stabenow, 151 W Harvest St, to operate Design Services from the home
4. Consideration of Recommending Approval
5. Adjournment



**Eldridge Board of Adjustment
July 7th, 2022 Eldridge City Hall 5:00pm**

Minutes

The Eldridge Board of Adjustment meeting was called to order by Karl Donaubaauer at 5:00 p.m. at Eldridge City Hall on July 7, 2022. Board members present were Karl Donaubaauer, Dean Ferguson, Bob Kuehl, Eric Gruenhagen and Paul Hayungs. Also present was Tony Rupe, Bruce Cheek, and Tim Kludy.

The minutes from May 31, 2022 were presented. A motion was made by Hayungs to approve the minutes, seconded by Ferguson. Motion passed 5-0 by voice vote.

Karl Donaubaauer reviewed the ground rules of the public hearing process.

Consideration of a Use on Review for a home-based business for Tim Kludy at 510 S 3rd Street. Tony Rupe gave an overview of the request and Mr Kludy explained his intentions. Mr Kludy would like to operate a limited gun repair and custom gun manufacturing business out of his home. Mr. Kludy will be obtaining his Federal Firearms License if the Use on Review is approved. Chief Sisler has reviewed the request and recommends approval based on Mr. Kludy obtaining his Federal Firearms License.

Public Hearing opened at 5:03 pm

No public comments

Public Hearing closed at 5:04 pm

The Board discussed the proposal. Board discussion saw no opposition to the request. Hayungs made a motion to approve the use on review request. Second by Kuehl. Roll call shows all Ayes. Motion passes 5-0.

Motion to adjourn by Hayungs at 5:15pm. Second by Ferguson. Motion passed 5-0 by voice vote.

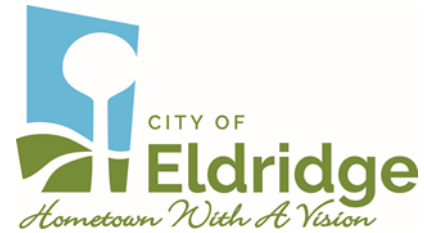
Board of Adjustment
Karl Donaubaauer
Dean Ferguson

Eric Gruenhagen
Paul Hayungs
Bob Kuehl

City Council
Frank King
Bruce Cheek

City of Eldridge

MEMORANDIUM



To: Board of Adjustment
From: Tony Rupe, Assistant City Administrator
Re: Design Services, Use on Review
Date: 6/25/22

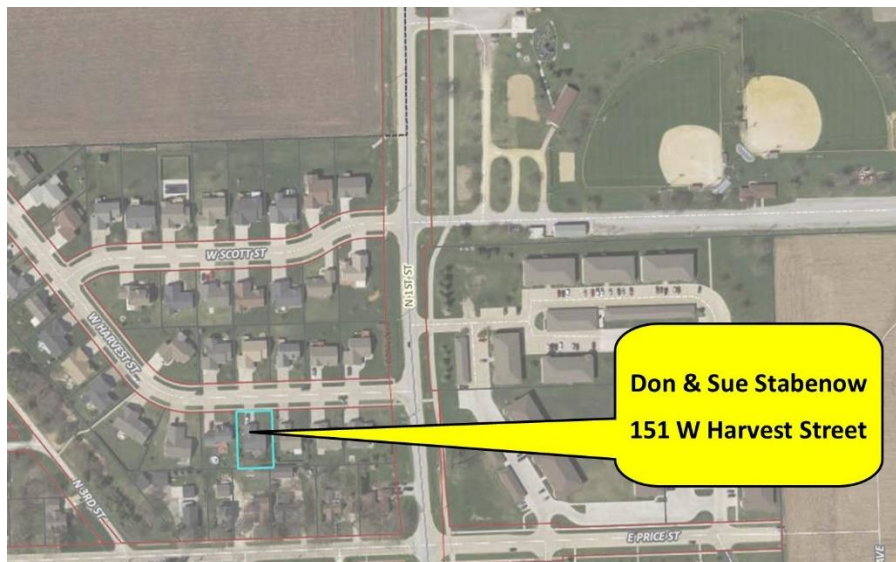
Board of Adjustments

Don and Sue Stabenow, 151 W Harvest St, are requesting a Use on Review to operate a home-based business at their residence. They reside in a R1 zoning district. Home Occupation is a Permitted Use on Review per city code.

20.02 PERMITTED USES ON REVIEW. *The following principal uses may be permitted on review by the Board in accordance with the provisions contained herein:*

- A. Church or temple;
- B. Child care center;
- C. Home Occupation;**
- D. Municipal administrative or public service building or properties, except such cases as storage yard, warehouse, or garage;
- E. Public library and similar public culture uses;
- F. Public school offering general educational courses the same as ordinarily given in public schools; and
- G. Sewage lagoon or treatment plant.

Mr & Mrs Stabenow would like to operate an internet design consulting business from the home. A letter of intent from Mr Stabenow is included in this packet.





BOARD OF ADJUSTMENT
APPLICATION
USE ON REVIEW

Property Address 151 W Harvest St

Use On Review Requested

For a Use on Review to be granted, a non-self-imposed hardship must be shown. Explain your hardship:

Applicant Name: Don & Sue Stabenow
Address: 151 W. Harvest St
Phone Number: 563-343-1877
Email Address: dstab@s19@yahoo.com

Title Holder's (If different than applicant)
Name: New American Funding
Address: PO Box 170581, Austin, TX 78717-0031
Phone Number: 1-800-893-5304

Signature of Applicants (s): Don Stabenow, Sue Stabenow

Signature of Title Holder(s) (if different than applicant)

On 8 1/2" x 11" paper, please provide the following:

- a. A scale accurate drawing showing the property location and boundary lines
b. A scale accurate site plan showing developed features on the site and location of any requested variances

Using one room in the house as an office.

For office use only
Amount Due \$ 150
Filing Fee Paid \$
Payment Method
Date Filed
Publication Date
Hearing Date

Re: City of Eldridge Permit

Don Stabenow <dstabs19@yahoo.com>

Wed 8/3/2022 10:57 AM

To: Tony Rupe <trupe@cityofeldridgeia.org>

Hi Tony,

This is a design consulting business. By that, I mean that we will be reviewing designs that the customer is working on for their direct customer. This will consist of web based meetings. There will be times when I will go to the customer site. We would only anticipate that maybe once or twice a year, one of their representatives would come to our house. There should not be any traffic involved with this otherwise. I do not at this point intend to add employees. When we do move to adding employees, we would then move from the house to an office.

Please let me know if this creates any more questions.

Thank you for the quick response.

Don & Sue