



MINUTES
City of Davenport
Zoning Board of Adjustment
June 14, 2018



The Zoning Board of Adjustment came to order at 4:00 P.M. in the first floor Council Chambers at City Hall, 226 W. 4th Street, Davenport, IA to hear the following request:

I. Secretary's Report:

Roll Call: Present: Hart, Strayhall, Woodard, Lee, Reistroffer
Excused: None.
Staff: Koops, Hoyt

The minutes from the 4/26/18 public hearing were approved unanimously following a motion by Lee and a second by Woodard.

II. Old Business:

1. **Request HV18-02 of Marc Kots at 5055 Garner Court for a Hardship Variance to allow a covered porch along the front elevation of the house to encroach approximately 7 feet into the front yard and be located approximately 18 feet from the front (north) property line. The property is zoned "R-4PUD" Moderate Density Dwelling District.**

Section 17.42.040 of the Davenport Municipal Code requires a 25-foot front yard setback for this property. [8th Ward/Ald. Tompkins]

Koops presented the staff report. The encroachment was confirmed at 7 feet instead of 10 feet.

No comments either in favor of or opposed to the request were received by staff.

Recommendation and Findings of Fact

Staff presented the recommendation to the Board.

Items #1 reasonable return, and #2 unique circumstances, have been not been met for the granting of a hardship variance. Staff cannot recommend approval of the request.

The petitioner provided an overview of the project and answered the Board's questions.

No one spoke in opposition to or in favor of or against the request.

Motion:

A motion to approve the request was made by Reistroffer and seconded by Strayhall. Motion to approve carried. (3-2):

Woodard, yes; Lee, no; Strayhall, yes; Reistroffer, yes; Hart, no.

III. New Business:

None.

IV. Adjourn

Motion to adjourn was approved at 4:20 pm following a motion by Woodard and a second by Strayhall.