

CITY OF MUSCATINE

APPEAL UNDER THE ZONING ORDINANCE

NOTE: This appeal must be typewritten and filed within thirty (30) days of the decision or refusal of the Zoning Administrator, from which this appeal is taken.

Board of Adjustment Case No.: 909

Filed: July 19, 2013

BOARD OF ADJUSTMENT
CITY OF MUSCATINE, IOWA

Ladies and Gentlemen:

On July 19, 2013, the undersigned applied for (a building/an occupancy) permit to construct a single family house and garage on our 3.95 acre parcel of land.

Located on Lot _____ Block _____ Addition _____
Address 2815 Mulberry Avenue in the R-1 Zoning District.

This permit was refused because (this is to be completed by the Zoning Administrator):

Per City Code 10-19-1(B)(2), accessory building space cannot exceed 1,440 sq. ft.

The above decision of the Zoning Administrator is hereby appealed on the grounds that

See attached narrative.

Very truly yours,

APPELLANT SIGNATURE

Sal and Stephanie LoBianco

PRINT NAME

1815 Cedar Street, Muscatine

ADDRESS

264-5036

PHONE

Fee Paid: 7/19/13

Receipt No.: 90521

Date of Hearing: 8/06/13

Notice Sent: 7/24/13

Approved by Steve Boka: Yes

Filing fee is \$150.00.

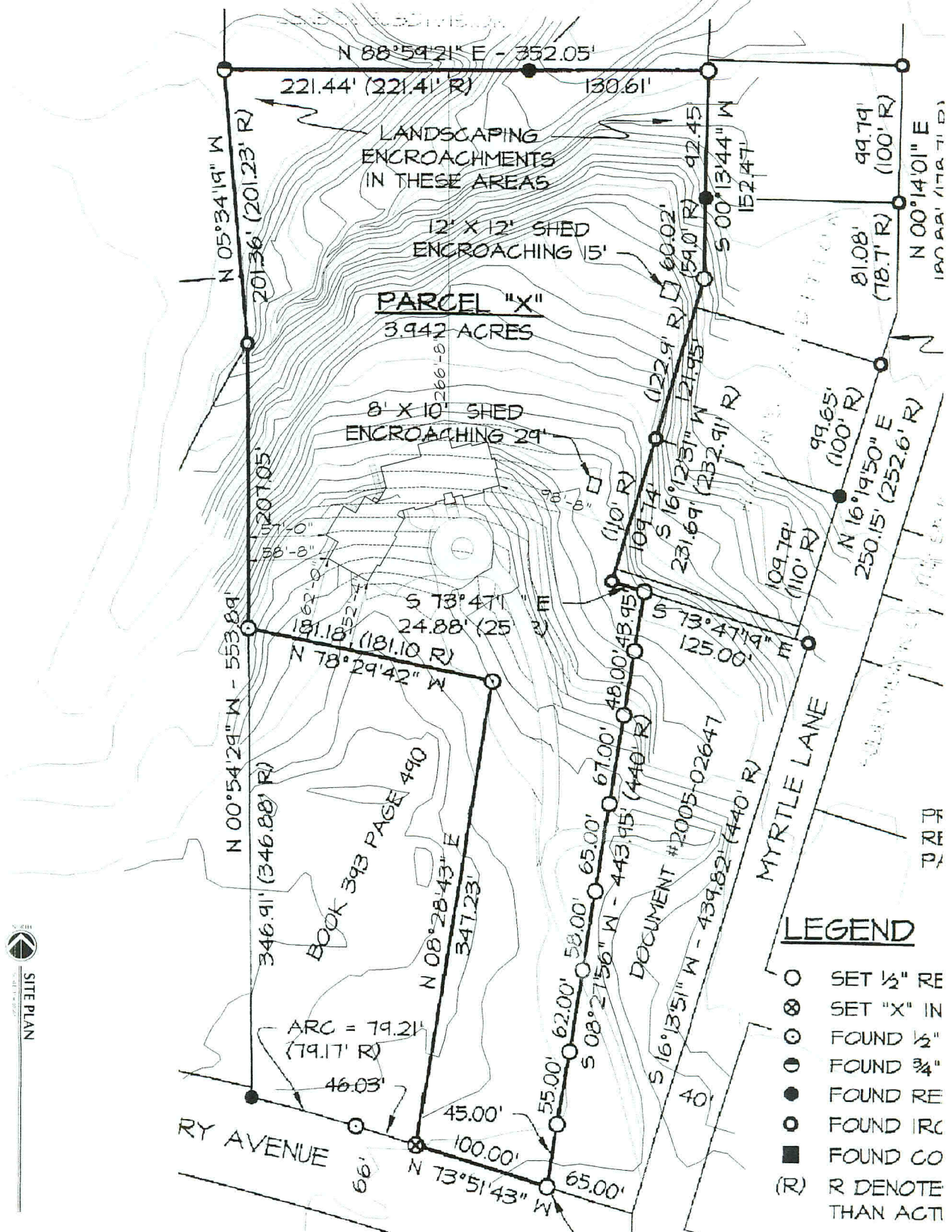
SAL and STEPHANIE LOBIANCO
CITY of MUSCATINE, BOARD of ADJUSTMENT
APPEAL UNDER THE ZONING ORDINANCE
NARRATIVE

Salvatore and Stephanie LoBianco, as owners of PARCEL X SW NE 2010-05561 (bounded by Mulberry Ave and Myrtle Lane) request a variance from the zoning ordinance as applied to R-1 zones in order to construct a four car attached garage in conjunction with the construction of a single family residence on their 3.95 acre parcel of land. The garage will contain four bays and a small workshop. The interior area of the garage is planned to be no larger than 1,900 sq.ft. The house and garage have been professionally designed by SGM Architects.

Attached for your review is a site plan showing the approximate placement of the single family residence with the proposed attached garage and an elevation view of the house and attached garage.

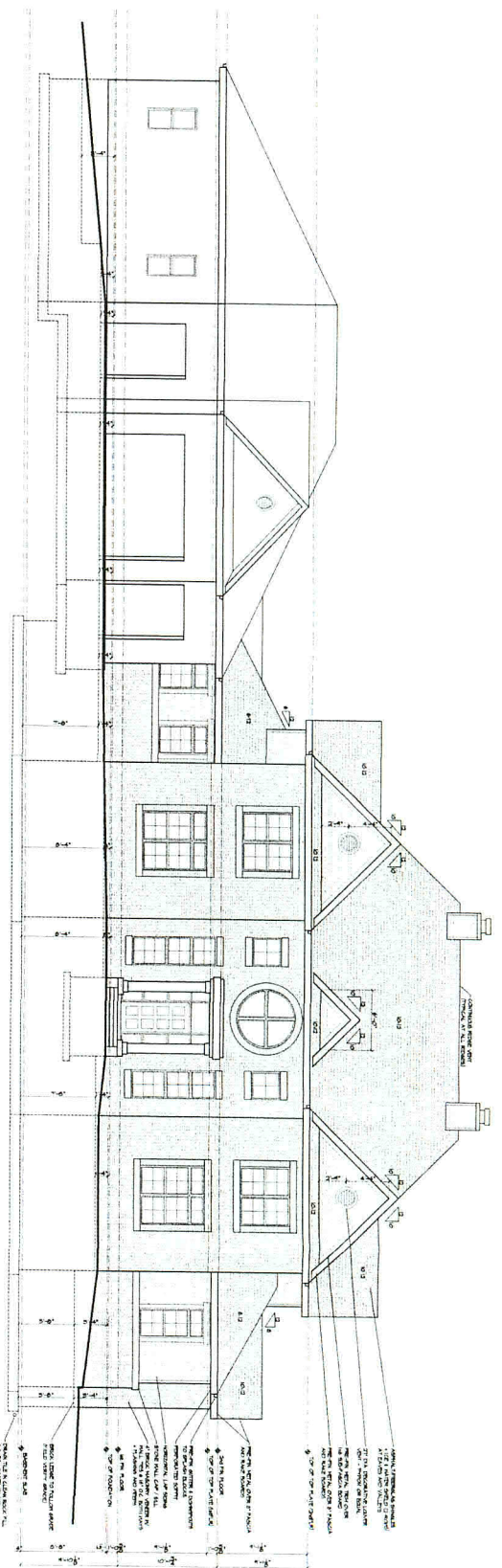


IOWA STATE PLANE COORDINATE SYSTEM
SOUTH ZONE

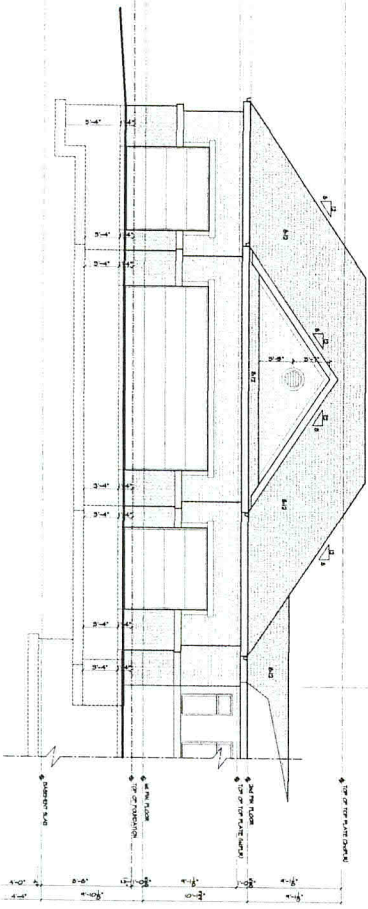


SITE PLAN

- LEGEND**
- SET 1/2" RE
 - SET "X" IN
 - FOUND 1/2"
 - FOUND 3/4"
 - FOUND RE
 - FOUND IRC
 - FOUND CO
 - (R) R DENOTE THAN ACT



SOUTH ELEVATION (HOUSE FRONT)



SOUTH-EAST ELEVATION (GARAGE FRONT - PARTIAL)

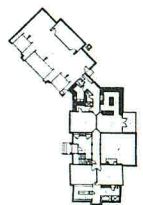
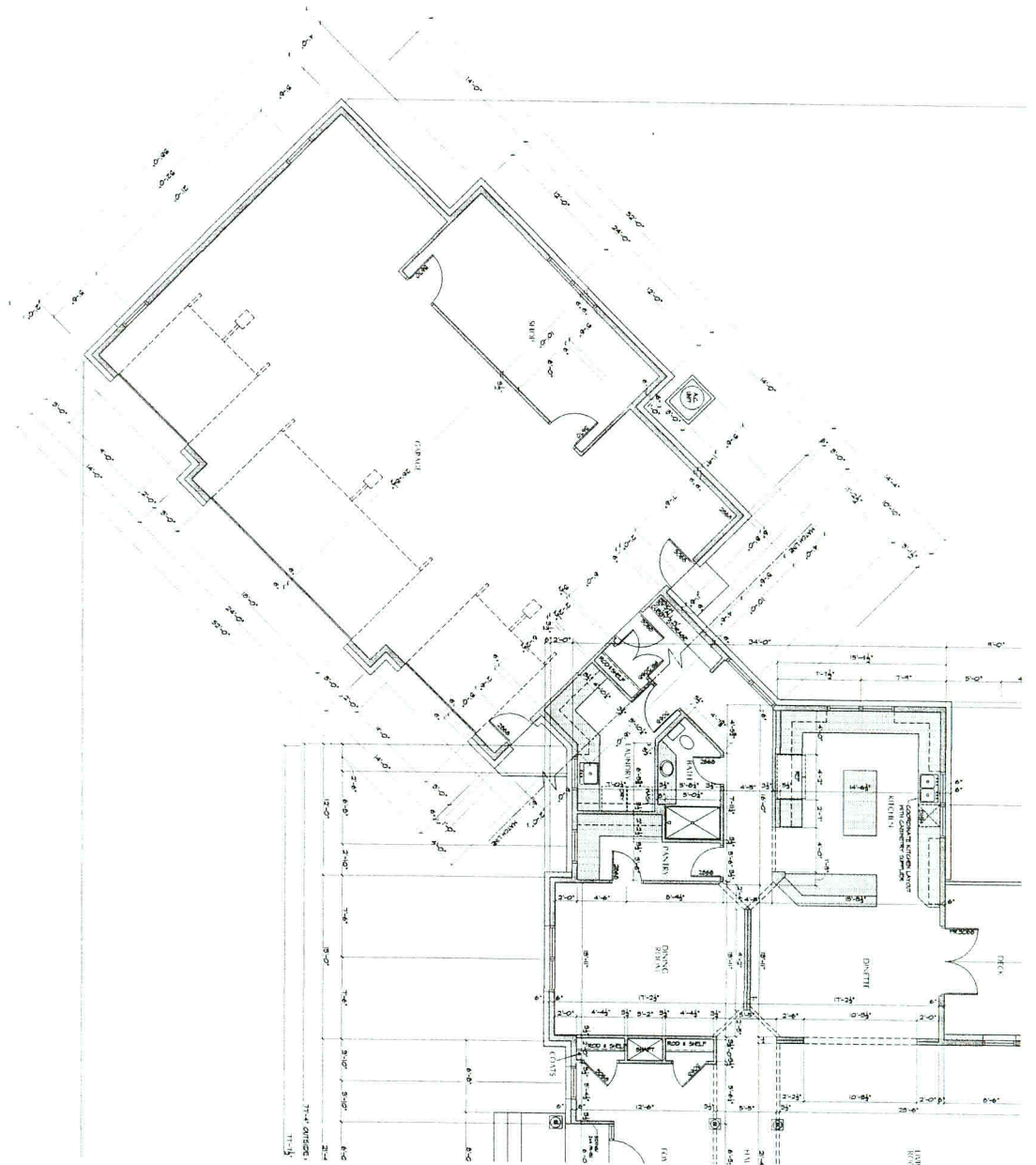
LOBIANCO HOUSE
MUSCATINE, IOWA

ISSUE RECORD
REVISION 1.000
DATE 07/20/2011

PROJECT
1147

SHEET
NUMBER

A4.0c
SHEET



ARCHITECTS
& INTERIORS
JANIS R. JOHNSON, AIA
JANIS R. JOHNSON, AIA
JANIS R. JOHNSON, AIA
JANIS R. JOHNSON, AIA

LOBIANCO HOUSE MUSCATINE, IOWA



FIRST FLOOR PLAN

A2.1

PROJECT
1147

DATE
11/11/11