Decision of the Zoning Board of Adjustment  
CITY OF ROCK VALLEY  

Applicant: CMVZ Investments  
Appeal Number: 19-05-06-01  

Date hearing advertised: May 15, 2019  
Date of hearing: May 22, 2019  

The variance application requests that: a Variance from Site Development Regulations and a special exception use be approved by the Zoning Board of Adjustment for the purpose of construction of a storage unit onto the property as described above. Rock Valley Zoning Ordinance Article XI Section 11.5 requires a 10 foot side yard setback and 20 foot rear yard setback. The property as described above is requesting a side yard setback variance of 10 feet and a rear yard setback variance of 14 feet.  

Decision of the Board of Adjustment is to ☑ Grant  Deny the request.  
Reasons for denial or conditions of approval are:  

1.  ■ No Conditions  

2.  

3.  

4.  

Michelle McGill  
President, Zoning Board of Adjustment  

Adam Rosman  
Zoning Administrator  

Shirlee Porter  

Shirley DeRuyter  
Todd Vander Velde  

In the event the appeal is granted, the applicant hereby agrees to all conditions and safeguards set forth above. The applicant further agrees that in the event the specified conditions and safeguards are not complied with, within the time specified, approval of this appeal shall become null and void.  

Date: May 22, 2019  
Signature of Applicant  

All others present:  

_________________________  

_________________________  

_________________________
Please check in by writing your name in the spaces below. Thank you.

Meeting BOA  Date 5/22/19

PRINT NAME

Michele McGill
Shirlee Porter
Todd Vander Veld

SIGNATURE

[Signatures]

[Signatures]
APPEAL TO THE
ZONING BOARD OF ADJUSTMENT

CITY OF ROCK VALLEY, IOWA

Applicant: CMVZ Investments Date: 05/06/19

Rock Valley, IA 51247 Fee: __________________

Application is hereby made to the board of adjustment for:

_____ Interpretation of the zoning ordinance or map

_____ Special Exception to the ordinance

___X___ Variance from the ordinance requirements

The purpose of this appeal is to permit:
A 10 foot side yard and 19 foot rear yard variance. Rock Valley Zoning Ordinance
Article XI: C-2 Arterial Comercial District Section 11.5 requires a minimum rear yard of
25 feet and a side yard of 10 feet.

Legal description of the property affected:
L51 TR IN (PARCEL I) BOER ADD in the incorporated City of Rock Valley, IA

Lot of Tract Area: _____________________ Estimated Cost: _________________

Front Yard: _____________________ Zoning District: ___ C-2

Side Yard: _____________________ Height: _____________________

Rear Yard: _____________________ Off-Street Loading: _________________

Principle Use: _____________________

Accessory Use: _____________________

Other Formation: _____________________

Attach supporting data required by Article __________ Section __________

Signed: _____________________

Applicant