



City of Muscatine

ZONING BOARD OF ADJUSTMENTS

Tuesday, September 2, 2025

The Zoning Board of Adjustments meets on the 1st Tuesday of each month at 5:30 p.m. in City Hall Council Chambers.

September 2, 2025, 5:30 PM

AGENDA

1. CALL TO ORDER/ROLL CALL

2. MISSION STATEMENT

3. APPROVAL OF MINUTES

A. July 1, 2025

4. CONDITIONAL USE

A. Conditional Use No. ZBACU01-2025 to allow for the garage portion of the building located at 3800 Park Ave West to be used as an auto repair service for a business is not a permissive use but a conditional use per City Code 10-11-2(A). However, the living quarters is not a permissive but can be a conditional use per City Code 10-11-2(I).

5. VARIANCE APPEAL

A. Variance Appeal No. ZBAV05-2025, filed by North Construction located at Parcel 0827276003 to construct two-unit condos. Each unit will consist of 3 bedrooms

and 2 bathrooms with an attached garage. Per City Code Section 10-6-1 (D) two family dwellings are not a permissive use in the R-1 single family district.

6. ADJOURNMENT