

**City of Coralville**  
**Board of Adjustment Meeting**  
**March 21, 2016**

Staff: Jim Kessler, Building & Zoning Official and Dee Marshek, Administrative Assistant

**Item 1:** Meeting called to order 6:00 PM

**Item 2:** Member present: Boucher, Wells, Szczech, Knudson and Nicola.  
Others present: Phil Hamilton w/ Wal-Mart

**Item 3:** Approval of June 15, 2015 Minutes.

Knudson: Motion to approve.

Nicola: 2<sup>nd</sup> Motion

**Motion carried: 5-0**

**Item 4:** Election of Co-chair.

Szczech nominates Nicola as 2016 Co-chairperson

Szczech: Motion to approve.

Knudson: Motion 2nd.

**Motion Carried: 5 – 0**

**Item 5:** Public Hearing request for a Conditional Use Permit of a Lawn & Garden Center for Hy-Vee located at 2008 8<sup>th</sup> Ave.

**Public Hearing open:**

**Public Hearing closed:**

Kessler explains that the Code of Ordinances states in any commercial zoning district may have outdoor seasonal sales by the granting of a Conditional Use Permit. He adds this request is in the same location as last year and shares that Tesla Motors will soon have an electric car charging station in the parking lot at this Hy-Vee location.

**a) Consider approval of the Conditional Use Permit.**

Boucher: Motion to approve.

Szczech: Motion 2<sup>nd</sup>.

**Motion Carried: 5 – 0**

**Item 6: Public Hearing** request for a Conditional Use Permit of a Lawn & Garden Center for Theisen's located at 100 Westcor Drive.

**Public Hearing open:**

**Public Hearing closed:**

Wells ask if this is in the same spot, and remarks that it seem to work well in that location.

a) **Consider approval of the Conditional Use Permit.**

Knudson: **Motion to approve.**

Nicola: **Motion 2nd.**

**Motion Carried: 5 – 0**

**Item 7: Public Hearing** request for a Conditional Use Permit for a Lawn & Garden Center for Wal-Mart located at 2801 Commerce Drive.

**Public Hearing open:**

Wal-Mart's new manager Phil Hamilton speak about the lawn & garden center's current location and shares briefly about the present remodel and construction to the interior of the store.

**Public Hearing closed:**

a) **Consider approval of the Conditional Use Permit.**

Boucher: **Motion to approve**

Knudson: **Motion 2nd.**

**Motion Carried: 5– 0**

**Item 8: Adjourn Meeting @ 6:14 PM**

Boucher: **Motion to Adjourn.**

Szczzech: **Motion 2nd.**

**Motion Carried: 5-0**

Respectfully submitted,  
Dee Marshek