

City of West Okoboji  
Public Notice

PUBLIC NOTICE IS HEREBY GIVEN that the Board of Adjustment for the City of West Okoboji, Iowa will conduct a public hearing on August 28th, 2019 at 5:00 P.M. in the West Okoboji City Hall at 501 Terrace Park Blvd to consider a variance request by Doug Skinner, for the south 75 feet of lot 8, Auditor's Plat 3, Dickinson County and West Okoboji, Iowa, commonly known as 2111 Brown's Bay Ave.

Mr. Skinner is requesting a variance for a non-conforming addition to a conforming single-family home. 2111 Browns Bay Ave was built in 1993. At that time, the side yard set-back was a minimum of 5 feet. The south wall of the attached garage was constructed 5 feet off the south property line, conforming with the side yard set-back requirement at the time. At some point after 1993 the setback requirement was changed to the greater of 5 feet or 10% of the width of the lot. The lot is 75 feet wide making the current set-back requirement 7.5 feet. The south 2.5 feet of the 22 feet wide garage is now non-conforming.

Requested Variance: As part of a mostly conforming addition, the owner would like to construct a bedroom above the current garage (on street side of property) using the current south garage wall as the support for new bedroom south wall. Building directly above the garage south wall would make the south wall of the bedroom non-conforming by 2.5 feet. It is important to note the non-conforming area would account for less than 4% of the total addition square footage. The remaining 96% of the square footage of the addition is conforming to current set-back requirements.

Any party of interest may appear in person or by legal counsel to express their views either in support of or against the granting of the variance building permit. Written comments shall be delivered to the office of the City Administrator not later than 12:00 P.M. on the above date.

Derrick Miner, City Clerk/Administrator  
Zoning Board of Adjustment