

## **AGENDA**

### **MADISON COUNTY ZONING BOARD OF APPEALS MEETING**

**March 05, 2015**

**8:30 a.m.**

**Madison County Administration Building  
Planning & Development Department Conference Room  
157 N. Main Street, Suite 254  
Edwardsville, IL 62025**

- A. Call of meeting to order
- B. Public Comment
- C. Approval of Minutes
- D. Public Hearings

See the attached hearing notice. Please note that the public hearings will occur on-site at the address listed within the Zoning Schedule. The Zoning Board of Appeals will reconvene in the Planning and Development Conference Room.

- E. New Business:
  - a. Z15-0028 — Wilfred & Jean Holtzinger
  - b. Z15-0011 — Brian Byrd
  - c. Z15-0021 — Gail Declue
  - d. Z15-0013 — Planning and Development Department, I-55 Development Regulations and District Map
- F. Planning Coordinator's Report
- G. Adjournment

**PUBLIC HEARING NOTICE**  
**MADISON COUNTY ZONING BOARD OF APPEALS**  
**Thursday, March 5, 2015**

**If the weather is inclement to the point that the Board of Appeals cannot reach the site at the noted date and time, then this hearing will be rescheduled for the 6th day of March 2015, at the same time and location.**

**8:30 A.M.** – The Zoning Board of Appeals will meet in the Office of the Madison County Planning and Development Department and proceed to the sites of the scheduled public hearings. The applicants and interested parties are to meet the board at the SITES. All hearings are open to public comment.

**9:15 A.M. – File #Z15-0028** – Petition of Wilfred and Jean Holtzinger and Gary and Jacquelin Greene, owners of record, by Netemeyer Engineering, requesting Variances as per Article 93.023, Section B, Item 1 of the Madison County Zoning Ordinance in order to create a tract of land that will have 32.62 feet of road frontage instead of the required 40 feet. Also, to create a tract of land that will have 20 feet of property width instead of the required 150 feet. This is located in an Agricultural District in Saline Township, located on **Schuster Road**, Pocahontas, Illinois PPN#02-1-18-14-00-000-012.001 **(03)**

**9:50 A.M. – File #Z15-0011** – Petition of Brian Byrd, owner of record, requesting a Variance as per Article 93.051, Section A, Item 3, Subsection (b) of the Madison County Zoning Ordinance in order to locate a new accessory structure that will be 5.72 feet instead of the required fifteen (15) feet from the east property line. This is located in an Agricultural District within Jarvis Township, more commonly known as **2301 Timber Ridge Road**, Saint Jacob, Illinois PPN#09-1-22-03-00-000-003.011 **(11)**

**11:10 A.M. – File #Z15-0021** - Petition of Gail Declue, applicant and owner of record, requesting a Special Use Permit as per Article 93.025, Section G, Item 19 of the Madison County Zoning Ordinance in order to raise chickens and goats on the property. Also, a Variance as per Article 93.100 (B), Item (2) in order to have eleven (11) hens instead of the allowable five (5). Also, a Variance as per Article 93.025, Section H, Item 3 in order to have an accessory building in order to house horses that will be 19 feet from the east property instead of the required 50 feet. This located in a "R-1" Single Family Residential District within Collinsville Township, more commonly known as **380 Bethel Road**, Collinsville, Illinois PPN#13-1-21-34-20-401-004 **(029)**

**11:45 A.M. – File #Z15-0029** – Petition of Madison County Planning and Development requesting a text amendment to adopt the I-55 Development Regulations and District Map, which will apply to the properties within the attached map. The proposed Development Regulations will take place of the Madison County Zoning Ordinance for all new development within the planning area. The Development Regulations and District Map are available at <http://www.co.madison.il.us/Planning/I55CorridorPlan.shtml> or can be viewed physically at Madison County Planning and Development Department. The public hearing will occur in the Madison County Board Room, Room 203 of the Administration Building, located at 157 N. Main Street, Edwardsville, Illinois.

Ag March15/01

# I-55 Corridor Planning Area Map

