

AGENDA

MADISON COUNTY ZONING BOARD OF APPEALS MEETING

January 07, 2016

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 immediately after all on-site hearings have been conducted.

- E. New Business:
 - a. Z15-0104 — Robert Adair Jr.
 - b. Z15-0106 — Richard and Melissa Mark
 - c. Z15-0103 — JIG Farms, LLC
 - d. Z16-0003 — Bryan & Carrie Andreas and Samuel & Cheri Trauernicht
 - e. Z15-0107 — Dillon Smith
 - f. Text Amendment — Planning and Development Department
- F. Tabled Items:
 - a. Z15-0013 — Planning and Development Committee (Revocation S&K Repair Service SUP)
- G. Planning Coordinator's Report
- H. Adjournment

**PUBLIC HEARING NOTICE
MADISON COUNTY ZONING BOARD OF APPEALS**

Thursday, January 7, 2016

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. – Z15-0104 – Petition of Robert M. Adair Jr., owner of record, requesting a Variance as per Article 93.025, Section B, Item 3 of the Madison County Zoning Ordinance in order to construct a new residence on a tract of land that will be 30 feet from the front property line instead of the required 50 feet. This is located in an R-1 Single Family Residential District in Collinsville Township, at **2233 Wildwood Drive**, Glen Carbon, Illinois PPN#13-2-21-03-01-101-021 **(25)**

9:40 A.M. – Z15-0106 – Petition of Richard and Melissa Mark, owners of record, requesting a Variance as per Article 93.052, Section H of the Madison County Zoning Ordinance in order to construct a metal accessory building in an R-2 Single Family Residential District. This is located in Collinsville Township, at **554 Forneris Lane**, Collinsville, Illinois PPN#13-1-21-26-04-401-010 **(29)**

11:10 P.M. – Z15-0103 – Petition of JJG Farms, LLC, owner of record, requesting Variances as per Article 93.023, Section B Item (1) & (2) in order to create a tract of ground that is 0.60 acres instead of the minimum two (2) acres and in order for the existing dwelling to be 38.1 feet from the east property line, 39.7 feet from the south property line, and 31.2 feet from the west property line instead of the required fifty (50) feet. Also, a variance as per 93.061, Section (A) in order to have an existing private sewage system on lot not less than 40,000 square feet. This is located in Helvetia Township, at **1404 Klaus Geiger Road**, Highland, Illinois PPN# 01-1-24-14-00-000-002.001 **(1)**

11:45 P.M. – Z16-0003 – Petition of Bryan & Carrie Andreas and Samuel & Cheri Trauernicht, owners of record, requesting a Variance as per Article 93.023, Section C, Item A of the Madison County Zoning Ordinance in order to construct a new pond that will be within 500 feet of six (6) adjoining or nearby dwellings. This is located in Agricultural District in Pin Oak Township, at **8405 and 8409 Timber Ridge Drive, Edwardsville**, Illinois PPN#10-2-16-15-06-101-010 and 011 **(11)**

12:10 P.M. – Z15-0107 - Petition of Dillon Smith, Trustee for owner of record, requesting a Special Use Permit as per Article 93.923, Section D, Item 21 of the Madison County Zoning Ordinance in order to continue placement of a double wide manufactured home on site for a period not to exceed five years. This is located in an Agricultural District in Hamel Township, at **6254 Old Carpenter Road, Edwardsville**, Illinois PPN#11-2-10-18-00-000-020 **(03)**

1:00 P.M. – Petition of Madison County Planning and Development requesting a text amendment to Chapter 93 of the Madison County Zoning Ordinance. This public hearing will take place in the Madison County Planning and Development conference room located in the Madison County Administration Building, **157 N. Main, Suite 254, Edwardsville, Illinois 62025**. A copy of the proposed amendment is available to the public 48 hours prior to the meeting in the Planning and Development Department.

Ag Jan16/01