

AGENDA

MADISON COUNTY ZONING BOARD OF APPEALS MEETING

April 2, 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. Z15-0040 — Madison County Planning and Development Department
 - ~~b. Z15-0038 — Dana Jones (WITHDRAWN)~~
 - c. Z15-0035 — Gary & Carol Smith
 - d. Z15-0034 — Joseph & Lisa Boccaleoni
- F. Planning Coordinator's Report
- G. Adjournment

PUBLIC HEARING NOTICE
MADISON COUNTY ZONING BOARD OF APPEALS
Thursday, April 2, 2015

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 #Z15-0040** – Petition of Madison County Planning and Development Department requesting an Amendment to rezone three (3) tracts of land being 2.43 acres from (B-3) Highway Business District to (A) Agricultural District. Also, three (3) Variances as per 93.023, Section (B), Item (1) of the Madison County Zoning Ordinance in order to have three (3) Agriculture lots that that are less than two (2) acres in size. Also, two (2) variances as per 93.061, Section (A) in order to have a private sewage system on a lot less than 40,000 square feet. The three (3) properties are located in Hamel Township, more commonly known as **8572, 8602, & 8608 Fruit Road**, Edwardsville, Illinois. PPN#10-1-16-03-00-000-002, 10-1-16-03-00-000-003, 10-1-16-03-00-000-004 **(11)**

~~**9:50 A.M.** – **File #Z15-0038** – Petition of Dana Jones, owner 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-3 Single Family Residential District. This is located in Omphgent Township, more commonly known as **7231 Renken Road**, Dorsey, Illinois PPN#12-2-04-18-13-302-007 **(03)** **(WITHDRAWN)**~~

10:20 A.M. – **File #Z15-0035** –Petition of Gary and Carol Smith, owners of record, requesting a Variance as per Article 93.096 of the Madison County Zoning Ordinance in order to locate an in ground swimming pool in a required front yard setback. This is located in an Agricultural District in Hamel Township, more commonly known as **7726 Jerusalem Road**, Edwardsville, Illinois PPN#11-1-10-20-00-000-012.001 **(03)**

11:25 A.M. – **File #Z15-0034** - Petition of Joseph & Lisa Boccaleoni, applicants and owners 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 twenty-two (22) hens instead of the allowable five (5). Also, a Variance as per Article 93.100 (C), Item (1) in order to have five (5) goats instead of the allowable (2). Also, Variances as per Article 93.100 Section B, Items (6) in order to locate a chicken run 18 feet from the west property line instead of the required 20 feet. This is located in an "R-3" Single Family Residential District within Collinsville Township, more commonly known as **1126 Prickett Avenue**, Edwardsville, Illinois PPN# 14-2-15-12-06-103-007 **(18)**

Ag Apr15/02