



Madison County Government  
**Planning and Development Department**

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Madison County Administration Building

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**AGENDA**

**MADISON COUNTY ZONING BOARD OF APPEALS MEETING**

**February 28, 2017**

**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. Approval of Minutes
- C. Public Hearings and Public Comment

See the attached hearing notice. Please note that the public hearings will occur on site at the addresses 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.

- D. Unfinished Business
  - a. None
- E. New Business:
  - a. Z17-0005 – Petition of CJD Real Estate
  - b. Z17-0008 – Petition of Lee and Susan Baruxen
  - c. Z17-0009 – Petition of Retail Place, LLC
- F. Planning Coordinator's Report
- G. Adjournment

**PUBLIC HEARING NOTICE**  
**MADISON COUNTY ZONING BOARD OF APPEALS**  
**Tuesday, February 28, 2017**

**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. - Z17-0005** – Petition of CJD Real Estate, Inc., owner of record, requesting a special use permit as per Article 93.025, Section G, Item 9 of the Madison County Zoning Ordinance in order to continue placement of a double-wide manufactured home for the occupancy of Kenna and LaVell Sumpter for a period not to exceed five years. This voids SUP #Z15-0077. This is located in an “R-4” Single-Family Residential District in Wood River Township, at 1313 1<sup>st</sup> Street, Cottage Hills, Illinois. PPN: 19-2-08-03-04-405-023 **(13)**

**9:25 A.M. - Z17-0008** – Petition of Lee and Susan Baruxen, owners of record, requesting a special use permit as per Article 93.025, Section G, Item 9 in order to replace the existing single-wide manufactured home on site with a new single-wide manufactured home for the occupancy of Lee and Susan Baruxen for a period not to exceed five years. This is located in an “R-4” Single Family Residential District in Wood River Township, at 1304 3<sup>rd</sup> Street, Cottage Hills, Illinois. PPN: 19-2-08-03-04-404-020 **(13)**

**10:45 A.M. - Z17-0009** – Petition of Retail Place, LLC, owner of record, requesting a zoning map amendment and preliminary plat approval in order to rezone two tracts of land consisting of 105.5 acres from “A” Agricultural District to “R-2” Single-Family Residential District. This is located in Pin Oak Township, on Staunton Road, Edwardsville, Illinois. PPNs: 10-1-16-10-00-000-008 & 10-1-16-09-00-000-009 **(11)**