Minutes
Zoning Board of Appeals Meeting
November 2nd, 2016

Board Members Present: Chairman Fuhr, Mr. Brown, Ms. Parrish, Mr. Coyne, and Mr. DeLoose

Staff Present: Gregory Thorpe and Doug Moslehi

The meeting was called to order at 6:02 P.M.

An announcement was made in regards to the post-ponement of two cases; RZ-16-111, Joe Aring and SU-16-118, SnowStar Corporation. If the cases are rescheduled, notice will be provided as if they are new cases.

A motion was made to approve the October 5th, 2016 minutes as amended. The motion was made by Mr. DeLoose, and seconded by Mr. Coyne. A voice vote was taken, motion carried.

CASE: VZ-16-010 VARIANCE
JIM & VERA JENKINS
The Rock Island County Zoning Board of Appeals held a hearing at the request of JIM & VERA JENKINS to consider a Variance of Section 3-2-8.4.A of the Rock Island County Code of Ordinances in order to construct an accessory structure where the square footage of all the accessory structures will exceed the square footage of the primary structure by 760 square feet, as allowed in Section 3-2-6.G.6. There were no objectors present. A motion was made to approve the request by Mr. DeLoose and seconded by Mr. Brown. The vote to approve the request was as follows: Chairman Fuhr – Yes; Ms. Parrish – Yes; Mr. Coyne – Yes; Mr. De Loose – Yes, and Mr. Brown – Yes. Motion carried.

CASE: VZ-16-011 VARIANCE
MARK & BECKIE GUTHRIE
The Rock Island County Zoning Board of Appeals held a hearing at the request of the MARK & BECKIE GUTHRIE to consider a Variance of Section 3-2-8.4.C-1 of the Rock Island County Code of Ordinances in order to construct an 1800 S.F. accessory structure in the front yard where the maximum square footage of any accessory structure is 1600 S.F.in an SE-2 Suburban Estates Medium Density District. There were no objectors present. A motion was made to approve the request by Mr. Coyne and seconded by Mr. Brown. The vote to approve the request was as follows: Chairman Fuhr – Yes; Ms. Parrish – Yes; Mr. Coyne – Yes; Mr. De Loose – Yes, and Mr. Brown - Yes. Motion carried.

CASE: RZ-16-112 REZONING
NALVANKO ENT., INC.
The Rock Island County Zoning Board of Appeals held a hearing at the request of NALEVAKO ENT., INC. to consider a rezoning from R-7, Mobile Home/ Manufactured Housing District to B-4, Highway/Intensive Business District. There were no objectors present. A motion was made to approve the request made by Mr. Brown and seconded by Mr. DeLoose. The vote to approve the request was as follows: Chairman Fuhr – Yes; Ms. Parrish – Yes; Mr. Coyne – Yes; Mr. De Loose – Yes, and Mr. Brown - Yes. Motion carried.
ZBA Hearing
November 2nd, 2016

The following Finding of Facts from October 5th, 2016 were approved with a motion by Mr. De Loose and second by Mr. Coyne. A voice vote was taken, motion carried.

1. VZ-16-008 Cordova Energy Co. fence height VZ CD
2. VZ-16-009 Tony Bopes acc. bldg. size in the S.F.H.A. AN
3. RZ-16-110 Kenny & Connie White AG-2 to SE-1 CV

The motion to adjourn was made by Mr. Brown and second by Ms. Parrish. A voice vote was taken, motion carried. Meeting adjourned at 6:23 p.m.

This concludes the minutes of the Zoning Board of Appeals meeting.

Respectfully submitted

___________________________
Gregory Thorpe, Secretary