

CASE # 2010-019

RESOLUTION NUMBER 7-1

GRANTING A VARIANCE
FOR CERTAIN PROPERTY LOCATED AT
1824 HOOD STREET, SPRINGFIELD
SANGAMON COUNTY, ILLINOIS

WHEREAS, the Zoning Board of Appeals has presented to the Sangamon County Board, Sangamon County, Illinois, its Findings of Fact and Recommendation that the Sangamon County Board **grant a variance** to the Sangamon County Zoning Ordinance with respect to the following described property, to-wit:

Lot Three Hundred Two (302) in South Lawn, Third Plat. Except all coal and other minerals underlying said lands, together with the right to mine and remove same. Situated in Sangamon County, Illinois.

WHEREAS, the Petitioners, **William & Susan Cowles**, have petitioned the Sangamon County Board for a **variance of Section 17.38.010 to allow the side setback requirement to be zero (0) feet instead of the required ten (10) feet; and**

WHEREAS, a public hearing was held at the Sangamon County Building on **April 15th, 2010**, after proper notice was posted on said property and given by news publication, as is required by said Ordinance, and all procedural and jurisdictional requirements of the Sangamon County Zoning Ordinance have been met; and

WHEREAS, the Sangamon County Zoning Board of Appeals has presented to the Sangamon County Board of Sangamon County its Findings of Fact and Recommendation that the Sangamon County Board **approve the variance; and**

WHEREAS, the Sangamon County Board does hereby adopt the recommendation of the Sangamon County Zoning Board of Appeals.

FILED

APR 28 2010

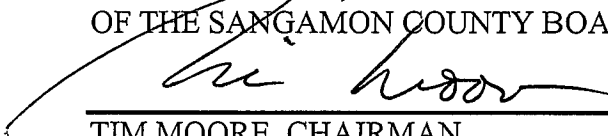
Joe Diello
Sangamon County Clerk

NOW, THEREFORE, BE IT RESOLVED by the County Board of Sangamon County, Illinois, in session assembled this 11th day of May, 2010 that the request for a variance of Section 17.38.010 to allow the side setback requirement to be zero (0) feet instead of the required ten (10) feet on the above described property is hereby approved.

Signed and passed by the Sangamon County Board in session on this 11th day of May, 2010.

Respectfully submitted,

PUBLIC HEALTH, SAFETY & ZONING COMMITTEE
OF THE SANGAMON COUNTY BOARD



TIM MOORE, CHAIRMAN

ABE FORSYTH, VICE CHAIRMAN

JOHN FULGENZI

DAVID MENDENHALL

SAM SNELL

DON STEPHENS

GREG STUMPF

LINDA DOUGLAS WILLIAMS

ATTEST:

SANGAMON COUNTY CLERK

COUNTY BOARD CHAIRMAN

RECAP
(For County Board Use)

COUNTY BOARD MEMBER: # 14 NAME: Joel Tjelmeland

DOCKET NUMBER: 2010-019

ADDRESS: 1824 Hood St., Springfield, IL. 62703

PETITIONER: William & Susan Cowles

PRESENT ZONING CLASSIFICATION: "R-1" Single Family Residence District

REQUESTED ZONING CLASSIFICATION: "R-1" Single Family Residence District with a variance of Section 17.38.010 to allow the side setback requirement to be zero (0) feet instead of the required ten (10) feet.

AREA: 8,400 square feet

COMMENTS: None

OBJECTORS: None

PLANNING COMMISSION RECOMMENDATION:

Approval. The standards for variation are met. The existing structure currently sits 0' from the side property line and with the proposed addition to the existing house, this variance is necessary.

SANGAMON COUNTY BOARD OF APPEALS
RECOMMENDATION:

Approval

Cyndi Knowles
RECORDING SECRETARY

SANGAMON COUNTY ZONING BOARD OF APPEALS

SANGAMON COUNTY, ILLINOIS

IN THE MATTER OF THE PETITION OF:) DOCKET NO: **2010-019**
 William & Susan Cowles)
)
) PROPERTY LOCATED AT:
) **1824 Hood St.**
) **Springfield, IL. 62703**

RECOMMENDATION OF THE BOARD OF APPEALS

THIS MATTER, Coming on for a hearing before the Sangamon County Zoning Board of Appeals of Sangamon County, Illinois, and it appearing to said Board that a petition for a **variance** of the Zoning Regulations of said County has been filed herein by the above captioned petitioner (s); that legal publication has been made pursuant to law; and that a public hearing was held on **April 15th, 2010** pursuant to law; and that said Board took testimony of witnesses, examined the evidence, and otherwise being fully advised in the premises, therefore finds as follows:

1. That said Board has jurisdiction to consider the petition filed herein.
2. That the above-captioned petitioner(s) is the owner(s) and/or has a beneficial interest in, contract to purchase, or is the County Board Member representing the property commonly known as: **1824 Hood St., Springfield, IL.** and more particularly described as:

Lot Three Hundred Two (302) in South Lawn, Third Plat. Except all coal and other minerals underlying said lands, together with the right to mine and remove same. Situated in Sangamon County, Illinois.

- 3. That the present zoning of said property is **“R-1” Single Family Residence District.**
- 4. That the present land use of said property **a single family residence.**
- 5. That the proposed land use of said property is **a single family residence.**
- 6. That the requested **variance** of said property is **of Section 17.38.010 to allow the side setback requirement to be zero (0) feet instead of the required ten (10) feet.**
- 7. That required findings and standards of the Sangamon County Board of Appeals are accurately stated on the attached exhibit (s).
- 8. The evidence adduced at the hearing **does** support the proposition that the adoption of the proposed **variance** is in the public interest and is not solely in the interest of the petitioner(s).

IT IS, THEREFORE, the recommendation of the Sangamon County Zoning Board of Appeals to the County Board of Sangamon County that the requested **variance** be **approved.**

Charles Chimento/ck
CHAIRMAN

MINUTES OF THE
SANGAMON COUNTY ZONING BOARD OF APPEALS

There was a motion by Zoning Board Member, **Marvin Traylor**, to concur with the findings of fact and recommendation of the Regional Planning Commission and recommend to the County Board that the petition be **approved**, which was duly seconded by **Peggy Egizii.**

The vote of the Board was as follows:

YES: **Charles Chimento, Byron Deaner, Peggy Egizii, Judith Johnson & Marvin Traylor**

NO:

ABSENT:

Cyndi Knowles
RECORDING SECRETARY