

**Minutes of the
Village of Bourbonnais
Planning Commission/Zoning Board of Appeals Meeting
September 27, 2012**

1. Call to Order.

The meeting of the Planning Commission/Zoning Board of Appeals held September 27, 2012 was called to order at 7:30 P.M. by Chairman Ed Hayes. Members present were Ed Hayes, Mark Argyelan, Paul Cavitt, Therese Gund, Ralph Huntley, Mike Magruder and Joan Pierce. Also present was Gary Preston, Village of Bourbonnais Building Commissioner.

2. Approval of Minutes.

A motion was made by Joan Pierce, seconded by Paul Cavitt, to approve the minutes of the July 26, 2012 meeting as presented. Voice vote indicated all members present (7) voted "Aye". Motion carried.

3. New Business

(Zoning Board of Appeals)

A. Case # ZBA-12-003

A public hearing to consider a request for a variance allowing for a reduction in the required setback of the front/side yard to construct a fence for property located at lot 25 in Heritage Meadows Subdivision known as 952 Curwick Drive, Bourbonnais, Illinois.

Petitioner: Douglas and Cheryl Morrison

Mr. Hayes read the reason for request; to relocate a fence to allow space to install a swing set for their young children. Their yard slopes and the flattest portion is in the side yard setback line.

He then stated the criteria necessary to get a variance. It was noted that there was proof of publication and proof of adjacent property owners have been notified. Mrs. Morrison presented pictures showing the back and side yards. One picture also showed the slope of the backyard.

She explained the amount of space needed for the swing set. Also noted was the swing set would not be too close to the patio. They have been told they cannot change the grading near the sidewalk. The Morrison's also said they would move the present fence to the proposed location.

Mr. Preston noted this lot has an odd shape because the side yard borders on a street that curves along the lot line and that the corner location of the fence would be approximately 12 – 12 1/2 feet from the sidewalk.

When the dialogue with the petitioners had ended, Mr. Hayes asked for a motion.

A motion was made by Mark Argyelan, seconded by Ralph Huntley, that the Zoning Board of Appeals deny the request for variance to allow the reduction of the required setback of the front/side yard to construct a fence for property located at lot 25 in Heritage Meadows Subdivision known as 952 Curwick Drive, Bourbonnais. Roll call vote indicated all members (7) voted "Aye". Motion carried. Request denied.

Mr. Hayes thanked the petitioner and hoped they would find a way to solve their problem. The action by the Zoning Board of Appeals is final and does not go before the Village Board. The only option would be to hire an attorney for their presentation.

(Planning Commission) None

4. Old Business

(Zoning Board of Appeals)

None

(Planning Commission)

None

5. **Public Comments.**

None

6. **Adjournment.**

A motion was made by Ralph Huntley, seconded by Mark Argyelan to adjourn the meeting. Voice vote indicated all members present (7) voted "Aye". Motion carried. Meeting adjourned at 8:15.

Mr. Hayes said if there was a need the next meeting would be held October 25, 2012.

Respectfully Submitted,

A handwritten signature in blue ink that reads "Therese Gund". The signature is written in a cursive style.

Therese Gund, Secretary
Village of Bourbonnais
Plan Commission/Zoning Board of Appeals

Tg/dh