



PLANNING & ZONING DEPARTMENT

141 South Main Street, Suite 501
Decatur, Illinois 62523

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AGENDA

Zoning Board of Appeals Hearing
June 3, 2020 8:30 A.M.
141 South Main, Room 514

****Please note that Citizen remarks are limited to a total of 20 minutes, 5 minutes maximum per person****

1. CALL TO ORDER

2. ROLL CALL

3. APPROVAL OF March 4, 2020 ZBA Minutes

4. OLD BUSINESS

4.1 V-01-03-20 a petition filed by Dustin Dalluge requesting a Variance to change the required front setback from 35 feet to 29 feet in (R-1) Single Family Residential Zoning. The property is commonly known as 1020 Rocket Drive, Mt Zion, IL 62549
PIN 12-17-03-232-010

4.2 R-02-03-20 a petition filed by Evergreen FS, Inc. requesting to rezone approximately 6.00 acres from (A-1) Agricultural Zoning to (M-2) Heavy Industrial District Zoning. The property is commonly known as 389 E School Road, Maroa, IL 61756
PIN 10-02-23-100-008 (part of)

4.3 V-03-03-20 a petition filed by Topflight Grain Coop Inc. requesting a Variance to change the required side setback from 50 feet to 37 feet and the maximum height be changed from 35 feet to 155 feet in (A-1) Agricultural Zoning for the construction of a grain bin AND a variance to change the maximum height from 35 feet to 169 feet for the construction of two bean bins with legs. The property is commonly known as 594 Emery Road, Maroa, IL 61756
PIN 10-02-35-100-017

5. NEW BUSINESS

5.1 V-01-04-20 a petition filed by Village of Forsyth requesting a Variance to change the required minimum lot size from 10 acres to 1 acre in (A-1) Agricultural Zoning. The property is commonly known as ½ mile North of the intersection of North Brush College at E School Road
PIN 10-03-17-300-003 (part of)

5.2 S-02-04-20 a petition filed by Village of Forsyth requesting a Special Use Permit for a municipal well and associated apparatus in (A-1) Agricultural Zoning. The property is commonly known as ½ mile North of the intersection of North Brush College at E School Road
PIN 10-03-17-300-003 (part of)

- 5.3** R-01-06-20 a petition filed by Nutrien Ag Solutions, Kevin Foreman requesting to rezone approximately 11.91 acres from (A-1) Agricultural Zoning to (M-1) Light Industrial Zoning. The property is commonly known as 9650 Heman Road, Warrensburg, IL 62573
PIN 08-06-05-400-006

- 6. CITIZEN REMARKS – PUBLIC COMMENT**
(Limited to a total of 20 minutes, 5 minutes maximum per person)

- 7. ADJOURNMENT – Next scheduled meeting July 1, 2020.**

*All hearings are held at 141 S. Main Street in the Macon County Board Room #514. All hearings will be held at 8:30 A.M. or as soon thereafter as is possible.