



**PLANNING & ZONING DEPARTMENT**  
**141 South Main Street, Suite 501**  
**Decatur, Illinois 62523**

**217-424-1466 (voice)**  
**217-424-1459 (fax)**

**AGENDA**  
**Zoning Board of Appeals Hearing**  
**February 1, 2023 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 January 4, 2023 ZBA Minutes**

**4. OLD BUSINESS**

- 4.1** S-01-01-23 a petition filed by Holly Mowry requesting renewal of a Special Use Permit to allow a bakery business in (RE-5) Single Family Estate Zoning. The property is commonly known as 4216 Bowman Road, Decatur, IL 62521  
South Wheatland Township PIN: 17-16-05-100-005

**5. NEW BUSINESS**

- 5.1** S-01-02-23 a petition filed by John C Lee M.D. requesting renewal of a Special Use Permit to allow a doctor's office in (R-1) Single Family Residential Zoning. The property is commonly known as 1714 S Blaine Lane, Decatur, IL 62521  
Long Creek Township PIN: 09-13-20-378-001
- 5.2** R-02-02-23 a petition filed by Illinois Valley Paving, a division of United Contractors Midwest, Inc requesting to rezone approximately 30.66 acres from (A-1) Agricultural Zoning to (M-2) Heavy Industrial Zoning. The property is commonly known as 5515 S Business Route 51, Decatur, IL and the parcel directly north of this address.  
South Wheatland Township PIN: 17-16-09-200-004 & 17-16-09-200-008
- 5.3** Discuss House Bill 4412 – County Wind and Solar Zoning Restrictions

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

**7. ADJOURNMENT**

\*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.