

CASE# 2012-054
RESOLUTION NUMBER 7-1

GRANTING A VARIANCE
FOR CERTAIN PROPERTY LOCATED AT
10476 BOCK RD., WILLIAMSVILLE
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:

The Northeast of the Southeast Quarter of Section 2, Township 17 North, Range 4 West of the Third Principal Meridian. Situated in Sangamon County, Illinois.

WHEREAS, the Petitioners, **Doug & Laura Schemmer**, has petitioned the Sangamon County Board for request a **variance to allow one (1) parcel greater than five (5) acres to allow fifteen (15) acres to be divided off the existing parcel;** and

WHEREAS, a public hearing was held at the Sangamon County Building on **November 15, 2012** 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 **grant the variance;** and

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

FILED

NOV 20 2012

Joe Aiello
Sangamon County Clerk

NOW, THEREFORE, BE IT RESOLVED by the County Board of Sangamon County, Illinois, in session assembled this 11th day of December, 2012 that the request a variance to allow one (1) parcel greater than five (5) acres to allow fifteen (15) acres to be divided off the existing parcel on the above described property is hereby approved.

Signed and passed by the Sangamon County Board in session on this 11th day of December, 2012.

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

GREG STUMPF

JASON RATTS

LINDA DOUGLAS WILLIAMS

LINDA FULGENZI

ATTEST:

SANGAMON COUNTY CLERK

COUNTY BOARD CHAIRMAN

RECAP

(For County Board Use)

COUNTY BOARD MEMBER: # 2 NAME: Todd Smith

DOCKET NUMBER: 2012-054

ADDRESS: 10476 Bock Rd., Williamsville, IL. 62693

PETITIONER: Doug & Laura Schemmer

PRESENT ZONING CLASSIFICATION: "A" Agricultural District

REQUESTED ZONING CLASSIFICATION: A variance to allow one (1) parcel greater than five (5) acres to allow fifteen (15) acres to be divided off the existing parcel.

AREA: 188.07 acres

COMMENTS: None

OBJECTORS: No

PLANNING COMMISSION RECOMMENDATION: **Recommend approval. The standards for variation have been met. There do not appear to be any anticipated negative impacts in allowing the division of the subject parcel.**

SANGAMON COUNTY BOARD OF APPEALS RECOMMENDATION: **Approval**

Cyndi Knowles
RECORDING SECRETARY

7-4

SANGAMON COUNTY ZONING BOARD OF APPEALS

SANGAMON COUNTY, ILLINOIS

IN THE MATTER OF THE PETITION OF:)	DOCKET NO: 2012-054
Doug & Laura Schemmer)	
)	PROPERTY LOCATED AT:
)	10476 Bock Rd.
)	Williamsville, IL. 62693

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 **November 15, 2012** 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: **10476 Bock Rd., Williamsville, IL. 62693** and more particularly described as:

The Northeast of the Southeast Quarter of Section 2, Township 17 North, Range 4 West of the Third Principal Meridian. Situated in Sangamon County, Illinois.

- 3. That the present zoning of said property is "A" Agricultural District.
- 4. That the present land uses of said property a single-family residence, a shed and grain bins.
- 5. That the proposed land use of said property is a single-family residence on one (1) parcel, a shed, grain bins, machine shed and cropland on the remaining parcel.
- 6. That the requested variance of said property is a variance to allow one (1) parcel greater than five (5) acres to allow fifteen (15) acres to be divided off the existing parcel.
- 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, **Peggy Egizii**, to concur with the findings of fact and recommendation of the Regional Planning Commission and recommend to the County Board that the petition be **approval**, which was duly seconded by **Judith Johnson**.

The vote of the Board was as follows:

YES: **Peggy Egizii, Judith Johnson, Byron Deaner, Charles Chimento, Don Wulf**

NO:

ABSENT:

Cyndi Knowles
RECORDING SECRETARY