

MINUTES OF MEETING HELD BY
ZONING BOARD OF FAIRBURY
IN FAIRBURY, ILLINOIS

A public meeting of the Fairbury Zoning Board of Appeals was held at the City Hall in Fairbury, Illinois at 6:30 PM on Monday, May 6, 2013 pursuant to notice published in the Blade.

Present: Roger McDowell, Gerry Vance, Bob Wenger, Pam Savona, Jay Goold, Zoning Administrator Nancy Widlacki, and Christine Klus Secretary of Zoning. Also in attendance was Nick Osborn.

Member Vance made a motion to appoint Member McDowell as Chairman Pro-Tem for the evening. Seconded by Member Wenger.

Application of Nick and Tiffany Osborn requesting a variance in Use Regulations of said Zoning Ordinance to permit an addition larger than code allows in a residential district; said property being described, to-wit:

LOT SIZE 100 x 150 OF LOT 8 & 9 BLK 12
CITY OF FAIRBURY
25-03-389-002


Chairman Pro-Tem McDowell opened the meeting at 6:30 p.m. Vance asked the petitioner if he would like to address the board. Nick stated that the blue prints were in the application. He explained that his structure is to be an addition to the current house and garage: building an adjacent 2 car garage to the east with living space above both garages connecting them with the home. This would result in a four car garage (only 2 in the addition) with a master bed/bath and office space above them. Vance questioned the variance on the 60% foot print ruling. After a discussion the members came to the conclusion that in this instance it matters for height rather than ground square footage since his lot stands at 100 x 150. Entirely capable of sustaining a larger home. Nick clarified that there will be one solid roof line connecting to the existing roof never to be higher than already established. He also made clear how he wanted the extra garage to get his semi off the city streets. The garage is not to be used for any business, but the storage of his truck. All other regulations will apply and be followed.

Chairman McDowell made a motion to approve the variance request to allow the addition larger than code allows.

Yes: Vance, Savona, Hart, McDowell, Wenger

The variance passed.

There being no further or other business the meeting adjourned at 6:45 p.m.


Christine Klus Zoning Secretary