

CLINTON COUNTY ZONING BOARD OF APPEALS
Clinton County Board Room
(County Jail)
810 Franklin St.
Carlyle, IL 62231

AGENDA

August 5, 2020 – 6:00 p.m.

David Timmermann, Chairman

1. **CALL TO ORDER**
2. **ROLL CALL OF MEMBERS**
3. **APPROVAL OF MINUTES**
4. **PUBLIC HEARINGS – ADMINISTER OATH**

CASE #8T: Request for a variance (40-3-13) submitted by Randy Ackerman, 10817 Lake Rd, Marine, IL 62061 to allow for a 30' x 50' carport without a principal structure. The property is located in Harbor Light Bay #4 at 21513 Wren Lane, Carlyle, IL 62231. Currently zoned R-3 and owned by Randy & Carol Ackerman.

Location of property:

Lot #376 and the West 25 feet of Lot #377 in Harbor Light Bay #4, being platted on part of the West Half (W ½) of the Northwest Quarter (NW ¼) of the Northeast Quarter (NE ¼) of Section 15, Township 3 North, Range 2 West of the Third Principal Meridian, Clinton County, Illinois, EXCEPT one (1) acre in the form of a square out of the Northwest corner previously conveyed for school purposes.

CASE #1: Request for variances (40-3-13) & (40-3-14) submitted by Carl Schulte, 19713 Oak Dr, Carlyle, IL 62231 to allow for a 46' x 34' shed without a principal structure and increase the maximum height restriction of an accessory structure from 17' to 19'. The property is located in Harbor Light Bay at 19612 Meg Lane, Carlyle, IL 62231 and is currently zoned R-3 and owned by Carl Schrage.

Location of property:

Lot 655 in Harbor Light Bay No. 6, a subdivision in part of the Northeast Quarter of Section 15, Township 3 North, Range 2 West of the Third Principal Meridian, Clinton County, Illinois, according to the Plat of Subdivision recorded May 17, 1983 at 11:00 A.M. in Plat Envelope 420D.

CASE #2: Request for variances (40-3-14) (40-3-6) submitted by Robert & Collette Kehrer, 1643 Church Rd, New Memphis, IL 62266 to increase the maximum height restriction of an accessory structure from 17' to 23'. Also, to reduce the setback from the center of Church St. from 75' to 60' for a 50' x 80' shed. The property is currently zoned R-2 and is owned by Robert & Collette Kehrer.

Location of property:

Part of the Southeast Quarter of Section 32, Township 1 North Range 5 West of the Third P.M., Clinton County, Illinois more particularly described as follows:

Commencing at the Southwest corner of said Southeast Quarter; thence North 89 degrees 30 minute 05 seconds East, (bearing assumed) along the South line of said Southeast Quarter 473.40 feet, to the point of beginning; thence continuing along said South line, N 89 degrees 30 minutes 05 seconds East, 360.00 feet; thence North 0 degrees 53 minutes 13 seconds West 130.48 feet; thence South 89 degrees 30 minutes 05 seconds West, 358.87 feet; thence South 0 degrees 23 minutes 29 seconds East, parallel with the West line of said Southeast Quarter, 130.48 feet to the point of beginning, containing 1.08 acres, more or less.

CASE #3: Request for a variance (40-3-6) submitted by Candace Heseman, 13778 N. Prairie Rd, Hoyleton, IL 62803 and Yvonne Richert, 708 Horizon, Marion, IL 62959 to reduce setback line from 25' to 6' to adjust the property line for the road access to another property. The property is located at 22510 Nottmeyer Rd. Centralia, IL 62801 Property is currently zoned agricultural and owned by Alberta Nottmeyer Trust.

Legal description:

The North Half of the Northeast Quarter; the Southwest Quarter of the Northeast Quarter of the Northeast Quarter; and the Northwest Quarter of the Southeast Quarter; all in Section 23, Township 1 North, Range 2 West of the Third Principal Meridian, situated in Clinton County, Illinois

CASE #4: Request for a variance (40-3-13) submitted by Joseph Schrage, 614 E Ash St, Okawville, IL 62271 to allow for a 20' x 41' carport without a principal structure. The property is located in Harbor Light Bay at 21610 Timber Ln, Carlyle, IL 62231 and is currently zoned R-3 and owned by Joseph & Kathleen Schrage.

Location of Property:

Lot # 260 in Harbor Light Bay #2, being platted on part of the Northeast Quarter of the Northeast Quarter of Section 15, East Half of Northwest Quarter of Northeast Quarter of Section 15, all in Township 3 North, Range 2 West of the Third Principal Meridian, Clinton County, Illinois, according to the Plat of Subdivision recorded in Clinton County, Illinois Plat Envelope 342-B.

CASE #5: Requesting a variance (40-5-23)(C1) submitted by Justin Detmer/ AG Technologies Inc, to occupy 3432 sq. ft. of ground for a personal solar energy system. Property is zoned Agricultural and is located at 17807 Ellwood Rd. Breese, IL. 62230 and is owned by Maurice Wiegmann.

Location of property:

Section 28, Township 3N, Range 4W, PT E ½ NE 79.00 acres.

5. OTHER BUSINESS:

6. PUBLIC COMMENTS:

7. ADJOURN