

Minutes
Zoning Board of Appeals Meeting
March 4, 2015

Board Members Present: Acting Chairman Van Daele; Ms. Parrish, Mr. Brown, and Mr. Coyne.

Staff Present: Gregory Thorpe & Doug Moslehi

A motion was made to temporarily appoint Mr. Dennis Van Daele as Acting Chairman for this meeting. The motion was made by Mr. Brown and seconded by Ms. Parrish.

A motion was made to approve the February 4th, 2015 minutes. The motion was made by Mr. Coyne, and seconded by Ms Parrish. A voice vote was taken, motion carried.

CASE: VZ-15-003 **VARIANCE**
JOSEPH VELOZ

The Rock Island County Zoning Board of Appeals held a hearing at the request of JOSEPH VELOZ to consider a Variance to build and accessory structure approximately fourteen (14) feet into the front yard set-back in an R-1, Single Family Residential District. There were no objectors present. A motion to approve the request was made by Brown and seconded by Mr. Coyne. The vote to approve the request was as follows: Acting Chairman Van Daele – Yes; Ms. Parrish – Yes, Mr. Brown – Yes, and Mr. Coyne – Yes. Motion carried.

CASE: RZ-15-102 **REZONING**
SPENCER PHELPS

The Rock Island County Zoning Board of Appeals held a hearing at the request of SPENCER PHELPS to consider a rezoning from AG-2, General Agricultural District to SE-2, Suburban Estates Medium Density. There were no objectors present. A motion to approve the request was made by Mr. Brown and seconded Ms.Parrish. The vote to approve the request was as follows: Acting Chairman Van Daele; - Yes, Ms. Parrish, - Yes; Mr. Brown, - Yes; and Mr. Coyne – Yes. Motion carried.

CASE: RZ-15-103 **REZONING**
GARY SMELTZY

The Rock Island County Zoning Board of Appeals held a hearing at the request of GARY SMELTZY to consider a rezoning from AG-2 General Agricultural District to SE-1 Suburban Estates Low Density. There were no objectors present. A motion to approve the request was made by Mr. Brown and seconded Mr. Coyne. The vote to approve the request was as follows: Acting Chairman Van Daele; - Yes, Ms. Parrish, - Yes; Mr. Brown, - Yes; and Mr. Coyne – Yes. Motion carried.

CASE: SU-15-005 **SPECIAL USE PERMIT**
CORDOVA INTL. DRAGWAY, L.L.C.

The applicant fails to appear for the hearing. A motion to consider tabling the case until next month's ZBA was made by Coyne and seconded by Mr. Brown. The vote to table the case was as follows: Acting Chairman Van Daele – Yes, Ms. Parrish – Yes, Mr. Brown – Yes, and Mr. Coyne – Yes. Motion carried.

The following Finding of Facts was approved with a motion by Mr. Coyne and second by Mr. Brown. A voice vote was taken, motion carried.

VZ-15-002	Niles Steiger	Bldg. in the Front Yd. Set back	CC
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The motion to adjourn was made by Mr. Coyne and second by Mr. Van Daele. A voice vote was taken, motion carried.

This concludes the minutes of the Zoning Board of Appeals meeting.

Respectfully submitted 

Gregory Thorpe, Secretary