

**Pekin Zoning Board of Appeals
City Council Chambers
111 S. Capitol Street, 2nd Level
May 8, 2019
5:00pm**

Present:

Kim Joesting
Talena Michels
Charity Gullett

Chris Lang
Mary Lanane

Staff Present: John Lebegue, Building Inspections/Development Director,
City Attorney, Kate Swise.

Mary Lanane led the pledge of allegiance.

Mary Lanane, called the regular meeting of the Zoning Board of Appeals to order.

Roll call was taken and a quorum declared.

Mary Lanane asked for approval of the Agenda.

MOTION by Talena Michels, seconded by Kim Joesting to approve the Agenda as presented. On roll call vote, All present voted **AYE**. **MOTION APPROVED**.

Mary Lanane, asked for approval of the April 10, 2019 Minutes.

MOTION by Charity Gullett, seconded by Chris Lang, to approve the Minutes of April 10, 2019 as presented. On roll call vote, all present voted **AYE**. **MOTION APPROVED**.

Application #1:

Hearing #1: Open: 5:03 pm Closed: 5:08 pm

Hearing #1: To allow Charles Curto, owner, to increase the height of a fence in the front yard to six feet in height, in lieu of the allowed 4 foot, ornamental fence in the front yard, as stated in the current Zoning Code for a property in the R-4(One-Family Residence District)located at 407 Mary Street, with a Legal Description of SEC 35 T25N R5W Bailey's Addn. Lot 7 and 5 Ft. West Side of Lot 8 Block 15 NW 1/4, in Tazewell County, Illinois, with the following P.I.N.# 04-04-35-145-009.

Discussion: Mary Lanane asked if anyone had any questions or wished to speak concerning the matter.

The applicant, Charles Curto nor anyone else from the public were present and no public comments were forthcoming.

Mary Lanane asked as to the nature of the variance request that was before the board.

John R. Lebegue, Building Inspections / Development Director explained that applicant, Charles Curto of 407 Mary Street had submitted a residential variance to install 6 foot, solid wood privacy fencing in the front yard, in lieu of the allowed 4-foot ornamental fencing, from the front of the home to the inside edge of the City sidewalk.

Kim Joesting asked what the applicant would have to do to make the existing fence conform to City requirements, as it appears that the existing fence had been installed improperly.

Charity Gullett asked what could be done to correct the fence that has been installed the wrong way, with the good side facing inward, instead of toward the neighboring property.

John R. Lebegue, Building Inspections / Development Director stated that owner, Mr. Curto would be directed to correct the fence so that the good side of the solid, privacy fence faces the neighboring property.

Charity Gullett stated that she was always opposed to variance requests to install 6-foot privacy fencing in the front yard of a residential property and does not want to set this precedent.

Motion by Kim Joesting, seconded by Charity Gullett, to deny the variance request to increase the height of a fence in the front yard to six feet in height, in lieu of the allowed 4 foot, ornamental fence in the front yard of the property at 407 Mary Street, and by a unanimous vote, all present voted **AYE. VARIANCE REQUEST DENIED.**

PUBLIC INPUT: No public input at this time.

Mary Lanane asked for a motion to adjourn.

MOTION by Talena Michels, seconded by Charity Gullett to **ADJOURN** the meeting. All present voted AYE. **MOTION APPROVED.**

Meeting Adjourned at 5:10 p.m.

Zoning Board of Appeals
John R. Lebegue, Secretary