

**Pekin Zoning Board of Appeals
City Council Chambers
111 S. Capitol Street, 2nd Level
February 13, 2019
5:00pm**

Present:

John Kennedy, Chair
Talena Michels
Charity Gullett

Kim Joesting
Chris Lang

Staff Present: John Lebegue, Building Inspections/Development Director

John Kennedy, Chair led the pledge of allegiance.

John Kennedy, Chair called the regular meeting of the Zoning Board of Appeals to order.

Roll call was taken and a quorum declared.

John Kennedy, Chair asked for approval of the Agenda.

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

John Kennedy, Chair asked for approval of the December 12, 2018 Minutes.

MOTION by Charity Gullett, seconded by Chris Lang, to approve the Minutes of December 12, 2018 as presented. On roll call vote, all present voted **AYE**. **MOTION APPROVED**.

Application #1:

Hearing #1: Open: 5:03 pm Closed: 5:10 pm

Hearing #1:

To allow Dolores Martin to decrease the required side yard setback of 3 feet to allow construction of an open carport addition on the front of an existing, nonconforming detached garage, as stated in the current Zoning Code for R-4 (One-Family Residential District) located at 1208 S. 9th Street, with a Legal Description of SEC 2 T24N R5W Tudor Village 3rd Addn. Lot 5 SW ¼ in Tazewell County Illinois, with PIN# 04-10-02-318-006.

Discussion: Chairman John Kennedy asked if anyone had any questions or wished to speak concerning the matter.

Kim Joesting asked the applicant to explain the nature and reason for the variance request.

Applicant, Dolores Martin explained that the carport was being proposed to provide shelter from the weather and would make it safer for her to walk to and from the garage and would provide shelter for when her disabled son visits and would park his car under the carport.

Kim Joesting asked the applicant if the carport would be attached to the driveway or secured to piers in the ground.

Ms. Martin stated that the carport would be attached to the driveway.

Charity Gullett asked the applicant since the carport would be open, what would they do in inclement weather when the wind was blowing and whether the side of the proposed carport would be covered.

Ms. Martin stated that the carport would have siding on the south side of the carport to block the wind.

Charity Gullett asked if there were a history of this type of variance request.

John Lebegue, Building Inspections/Development Director, stated that a similar request had been submitted and approved in 2017 on Henrietta and variances to reduce the required side yard setback are common due to the prevalence of accessory structures and homes with nonconforming side yard setbacks.

Motion by Kim Joesting, seconded by John Kennedy, to approve a variance to reduce the required side yard setback by 2 feet from the required 3 feet to 1 foot to allow construction of an open carport. On roll call vote, all present voted **AYE. VARIATION REQUEST APPROVED.**

PUBLIC INPUT: No public input at this time.

John Kennedy, Chair asked for a motion to adjourn.

MOTION by Kim Joesting, seconded by Charity Gullett to **ADJOURN** the meeting. Meeting Adjourned at 5:20 p.m.

Zoning Board of Appeals
John R. Lebegue, Secretary