



# Sangamon County Zoning

Room 213-County Building  
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## AGENDA

The Sangamon County Zoning Board of Appeals will meet on **Thursday, May 21, 2020** at 7:00 p.m. in the County Board Chamber of the County Building to hear the following petitions:

1. Approval of the minutes of the February 20, 2020 meeting.
2. [2020-006](#) [Michael & Lynn Clark](#)  
County Board Member: [Todd Smith, District # 2](#)  
Address: 11553 Leinberger Road, Athens, IL 62613  
Tax ID # 01-34.0-200-004 Township: Fancy Creek  
Petitioner requests for Proposed Parcel 1 and Proposed Parcel 2: pursuant to Chapters 17.68 and 17.12, a rezoning from “A” Agricultural District to “R-1” Single-Family Residence District; and, for Proposed Parcel 2: pursuant to Chapter 17.66, a variance of Chapter 17.04 (Lot depth) to allow the lot depth to be greater than two and one-half (2.5) times the lot width.
3. [2020-007](#) [Joseph Chernis, Jr.](#)  
County Board Member: [Greg Stumpf, District # 16](#)  
Address: 2348 Sand Hill Road, Springfield, IL 62707  
Tax ID # 14-12.0-176-019 Township: Springfield  
Petitioner requests pursuant to Chapters 17.68 and 17.30, a rezoning from “B-3” General Business District to “I-2” General Industrial District; pursuant to Chapter 17.58 Conditional Permitted Uses, a Conditional Permitted Use of Section 17.28.020 for compost facilities, landscape waste; and, a Conditional Permitted Use of Section 17.30.020 for automobile wrecking yards and junk yards completely enclosed by eight (8) foot solid fencing. Petitioner also requests pursuant to Chapter 17.66, a variance of Chapter 17.04 (Lot) to allow four (4) principal uses on one (1) parcel: (1) demolition contractor with outside storage, (2) auto wrecking/junk yard, (3) recycling center and (4) landscape waste/compost facility; and, a variance of Section 17.30.020 and Section 17.38.040(A) to allow a natural barrier (the existing trees) instead of an eight (8) foot solid fence along the rear and east sides.

4. [2020-008](#) [Mary Garvert & Trustee](#)  
County Board Member: [Tom Fraase, Jr., District # 1](#)  
Address: 1570 & 1572 New Salem Church Road, New Berlin, IL 62670  
Tax ID # 21-04.0-300-028, 035 Township: Curran  
Petitioner requests for Proposed Parcel 1: pursuant to Chapter 17.66, a variance of Section 17.38.030 to allow one (1) parcel less than forty (40) acres (approximately 14.5 acres) and a variance of Chapter 17.04 (Lot depth) to allow the lot depth to be greater than two and one-half (2.5) times the lot width; for Proposed Parcel 2: pursuant to Chapter 17.66, a variance of Section 17.38.030 to allow one (1) parcel less than forty (40) acres (approximately 4 acres) and a variance of Chapter 17.04 (Lot depth) to allow the lot depth to be greater than two and one-half (2.5) times the lot width; for Proposed Parcel 3: pursuant to Chapter 17.66, a variance of Section 17.38.030 to allow one (1) parcel less than forty (40) acres (approximately 8.5 acres); and, for Proposed Parcel 4: pursuant to Chapter 17.66, a variance of Section 17.38.030 to allow one (1) parcel less than forty (40) acres (approximately 21 acres).
5. [2020-009](#) [Dennis Womack](#) **WITHDRAWN**  
County Board Member: [David Mendenhall, District # 3](#)  
Address: 9900 Block of Wics Road, Dawson, IL 62520  
Tax ID # 16-30.0-400-003 Township: Mechanicsburg  
Petitioner requests for Proposed Parcel 1: pursuant to Chapters 17.68 and 17.12, a rezoning from “A” Agricultural District to “R-1” Single-Family Residence District.
6. [2020-010](#) [David C. Jostes](#)  
County Board Member: [Tom Madonia, Jr., District # 9](#)  
Address: 1400-1600 Block of Jostes Road, Rochester, IL 62563  
Tax ID # 23-02.0-400-012 Township: Rochester  
Petitioner requests for Proposed Parcel 1: pursuant to Chapters 17.68 and 17.12, a rezoning from “A” Agricultural District to “R-1” Single-Family Residence District; and, pursuant to Chapter 17.66, a variance of Chapter 17.04 (Lot depth) to allow the lot depth to be greater than two and one-half (2.5) times the lot width.
7. [2020-011](#) [Ryan Maltby](#)  
County Board Member: [Jeff Thomas, District # 4](#)  
Address: 12400-12500 Block of Horse Creek Road, Pawnee, IL 62558  
Tax ID # 30-31.0-200-014 Township: Cotton Hill  
Petitioner requests pursuant to Chapter 17.58 and Section 17.10.020 a Conditional Permitted Use for field tile installation and facilities; and, pursuant to Chapter 17.66, a variance of Section 17.50.060(A) to allow the parking to remain unpaved instead of the required bituminous seal coat.

8. [2020-014](#) [James R. & Gail A. Cravens](#)  
County Board Member: [David Mendenhall, District # 3](#)  
Address: 11000 Block of Maurer Road, Buffalo, IL 62515  
Tax ID # 08-28.0-400-011 Township: Buffalo Hart  
Petitioners requests for Proposed Parcel 1: pursuant to Chapters 17.68 and 17.12, a rezoning from “A” Agricultural District to “R-1” Single-Family Residence District; and, for Proposed Parcel 2: pursuant to Chapter 17.66, a variance of Chapter 17.04 (Lot depth) to allow the lot depth to be greater than two and one-half (2.5) times the lot width; and, a variance of Section 17.38.030 to allow one (1) parcel less than forty (40) acres (approximately 39 acres).
9. [2020-015](#) [Jayson Entwistle](#)  
County Board Member: [Todd Smith, District # 2](#)  
Address: 8300 Block of Book Road, Williamsville, IL 62693  
Tax ID # 07-10.0-400-003 Township: Williams  
Petitioner requests for Proposed Parcel 1: pursuant to Chapters 17.68 and 17.12, a rezoning from “A” Agricultural District to “R-1” Single-Family Residence District; and, pursuant to Chapter 17.66, a variance of Chapter 17.04 (Lot depth) to allow the lot depth to be greater than two and one-half (2.5) times the lot width.

10. Public Comments

County Board Action:

**Tuesday, June 9, 2020**

7:00 p.m. in the County Board Chamber

ADDITIONAL INFORMATION AVAILABLE UPON REQUEST