

CHAMPAIGN COUNTY ZONING BOARD OF APPEALS

NOTICE OF REGULAR MEETING

Date: **December 3, 2020**
Time: **6:30 P.M.**
Place: **ZOOM MEETING**
~~Lyle Shields Meeting Room~~
~~Brookens Administrative Center~~
~~1776 E. Washington Street~~
~~Urbana, IL 61802~~

All public testimony during the meeting will only be received via ZOOM. If you would like to submit comments or questions before the meeting, please call the P&Z Department at 217-384-3708 or email zoningdept@co.champaign.il.us no later than 4:30 pm the day of the meeting.

If you require special accommodations, please notify the Department of Planning & Zoning at (217) 384-3708.

ZOOM MEETING INFORMATION:

Please click the link below to join the webinar:
<https://us02web.zoom.us/j/84462582425?pwd=SDA0RGRKVHdTNHdpTXNlancwZnF5Zz09>

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Webinar ID: 844 6258 2425

AGENDA

1. Call to Order
2. Roll Call and Declaration of Quorum
3. Correspondence
4. Approval of Minutes – August 13, 2020 and September 17, 2020
5. Continued Public Hearings
6. New Public Hearings

Note: The full ZBA packet is now available online at: www.co.champaign.il.us.

***Case 989-V-20** Petitioners: **Matt and Sherrie Faulkner**

Request: **Authorize a variance for an existing detached shed to be converted to a dwelling with a side yard of 11 feet and one-half inch in lieu of the minimum required 15 feet in the AG-1 Agriculture Zoning District, per Section 5.3. of the Zoning Ordinance.**

Location: **The 2.99-acre Lot 1 of Quinlan Subdivision in Section 23, Township 22 North, Range 9 East of the Third Principal Meridian, in Ludlow Township and commonly known as the residence at 1604 CR 3200N, Rantoul.**

***Case 991-V-20** Petitioners: **Kristen & James Enderle**

Request: **Authorize a variance for an existing detached shed to be converted to a dwelling with a side yard of 12 feet 3 inches in lieu of the minimum required 15 feet in the CR Conservation-Recreation Zoning District, per Section 5.3 of the Zoning Ordinance.**

Location: **A 6.91-acre tract in the Southeast Quarter of the Northeast Quarter of Section 1, Township 18 North, Range 10 East of the Third Principal Meridian, in Sidney Township with an address of 1159 CR 2400E, St. Joseph.**

CHAMPAIGN COUNTY ZONING BOARD OF APPEALS
NOTICE OF REGULAR MEETING
DECEMBER 3, 2020

Page 2

- *Case 992-V-20** Petitioners: **Leslie Meier of Meier Farms II LLC, via agent Les Hoveln**
- Request: **Authorize a variance for a proposed outdoor commercial recreational enterprise (baseball field facility) with no loading berth and not using all-weather dustless material for parking in lieu of the minimum required one loading berth and the use of all-weather dustless material for parking in the I-1 Light Industry Zoning District, per Section 7.4 of the Zoning Ordinance.**
- Location: **A 33.24-acre tract in the Northeast Quarter of the Northwest Quarter, and the Northwest Quarter of the Northeast Quarter of Section 15, which lies North of Old Police Park Rd, Township 19 North, Range 10 East of the Third Principal Meridian, in St. Joseph Township.**

7. Staff Report
8. Other Business
 - A. Review of Docket
 - B. Draft 2021 ZBA Meetings Calendar
9. Audience Participation with respect to matters other than cases pending before the Board
10. Adjournment

*Administrative Hearing. Cross Examination allowed.