

**Collinsville Board of Adjustment
Minutes of July 10, 2017
Regular Meeting**

The meeting was called to order at 6:00 p.m.

Roll Call:

Wood	Present
Branen	Present
Weaver	Absent
Goad	Present
Henderson	Absent

The minutes of June 12, 2017 were presented. After discussion, a motion was made by Weaver and seconded by Wood to approve the minutes as presented. A roll call vote on the motion was recorded as follows:

Wood	Yes
Branen	Yes
Weaver	Yes
Goad	Yes

The motion carried.

PUBLIC HEARING

CBOA-292 from Smalygo Properties for a Variance of the front yard requirements in an RE zoning district to permit a minimum front yard of 34 feet instead of 35 feet and a 40 foot building line per plat, and a side

yard of 8.38 feet instead of 15 feet pursuant to Section 430.1 Bulk and Area Requirements in Residential Districts of the Collinsville Zoning Code. The subject property is located at 14245 North 64th East Avenue, Lot 3, Block 4, Hollow Creek Subdivision.

Staff presented the staff report.

The applicant made a presentation including the fact that the house has been built, that there is floodplain in the area, and that the lot narrows on the cul-de-sac radius.

No one from the public spoke in favor of nor in opposition to the request.

After a thorough discussion, a motion was made by Goad and seconded by Branen to APPROVE the request.

A roll call vote on the motion was recorded as follows:

Wood	Yes
Branen	Yes
Weaver	Yes
Goad	Yes

The motion carried.

CBOA-293 – from Patricia Taber – 1302 West South Street, Lot Six, Block 76, Original Town of Collinsville, Variance of the lot area and lot width requirements in an RS-3 (residential single family) zoning district pursuant to Section 430.1 Bulk and Area Requirements of the Collinsville Zoning Code.

Staff presented the staff report.

The applicant made a presentation including the fact that they had worked with the former City planner on a proposed lot split, and had submitted elevations for the house they planned to build.

No one from the public spoke in favor of nor in opposition to the request.

After a thorough discussion, Mr. Wood made a motion to approve the request with the elevations as submitted. Mr. Branen seconded the motion.

A roll call vote on the motion was recorded as follows:

Wood Yes
Branen Yes
Weaver Yes
Goad Yes

The motion carried.

ADJOURNMENT

There being no further business a motion was made by Wood and seconded by Branen to adjourn the meeting. The meeting was adjourned by unanimous vote.

APPROVE:

Connie Goad

August 14, 2017

Chairperson
Connie Goad

Date