

ZONING BOARD OF APPEALS  
MEETING MINUTES  
Wednesday, July 20, 2016  
**Approved September 14, 2016**

**Call to Order:** Chairman Stare called the meeting to order in the Roselle Village Hall Council Chamber at 7:00 p.m.

**Roll Call:**

Present: Members Pileski, Eichholz, Rhode, Wurtz, Walloch & Chairman Bob Stare

Absent: Member Lombardi

Staff: Matthew Fitzgibbon, Planner

**Approval of the Agenda:** Mr. Rhode moved to approve the agenda for the meeting as presented. Mr. Pileski seconded the motion and the motion carried (6-0) by a voice vote.

**Approval of Minutes:** Mr. Rhode moved to approve the draft minutes of June 15, 2016. Mr. Pileski seconded the motion and the motion carried (6-0) by a voice vote.

**Consideration of Petitions:**

A. ZBA 15-435, Hetrick, 664 Springfield Ct. – fence height

Chairman Stare entertained a motion to open the public hearing for ZBA 15-435. A motion was made by Member Rhode and seconded by Member Pileski. The motion carried (6-0).

Planner Fitzgibbon provided an overview of the petition. The petitioner desires to construct a 42” high fence in the required corner-side yard, 12’ from the sidewalk. Planner Fitzgibbon introduced the petitioner William Hetrick, 664 Springfield Ct., Roselle, Illinois. Mr. Hetrick explained that he desired to construct the 42” high fence to enclose more of his rear yard; he would like to keep it as an open style, black vinyl clad chain link fence; he is keeping the fence back 12 feet from the sidewalk, and plans to plant shrubs along the outer side, facing the street.

Planner Fitzgibbon stated that the variance, if granted, should be conditional upon two things; first, the 42” high chain link fence is to be black, vinyl clad, and two that the landscape materials be planted to soften the appearance of the fence.

The planner, petitioner, and the Board discussed the landscape condition; the petitioner desired to have flexibility on the exact locations and species; staff merely wants a minimum 8 shrubs, no less than 36” tall, at the time of planting. Mr. Rhode asked if a

height maximum should be placed on the shrubs; for example, if arborvitae were planted and grew too high; the Board was polled and decided to not place a height maximum. The Board, staff, and petitioner agreed to require 8 shrubs, no less than 36' high at the time of planting, to be planted by June 1, 2017.

Chairman Stare asked if the Board members has any further discussion. Chairman Stare invited audience members in attendance to speak. Roselle resident Michelle Johnson asked the petitioner why he needed the variance rather than construct it to code? Mr. Hetrick stated that 36" was a bit too short for his plans to allow his children and dog to be kept within the fenced area; he stated that he was only asking to 6" higher, and by keeping it 12' from the walk, thought that it would not be objectionable. Ms. Johnson thanked the petitioner for the explanation.

There were no more comments from those in attendance. There were no further comments from the Board members.

Member Walloch made a motion to close the public hearing, seconded by Member Rhode; the motion carried (6-0).

Member Rhode motioned to approve the findings of fact, seconded by member Pileski; the motion carried (6-0).

Member Rhode motioned to approve the variation; the motion was seconded by Member Walloch; the motion carried (6-0).

**Old Business:** None.

**New Business:** None.

**Adjournment:** Chairman Stare then called for a motion to adjourn. Such a motion was made and seconded. The motion carried (6-0) by a voice vote, and the meeting concluded at 7:17 pm.