

ZONING BOARD OF APPEALS

MEETING MINUTES

Village of Roselle

January 21, 2009

Chairman Stare called the January 21, 2009 Zoning Board of Appeals meeting to order at 7:03 p.m. in the Village Hall Council Chamber.

Present: Members; Cliff Lewis, Terry Walloch, Hiren Patel, Jamie Lombardi and Chairman Stare

Absent Members; Paul Zinni, Bruce Berkshire

Staff: Derek Rockwell
Secretary - Debbie Pisano
Trustee Richard Rhode

January 21, 2009 Agenda Approval:

Motion: *Member Patel made a motion to approve the agenda as presented. Member Walloch seconded the motion. The Board approved the motion with a unanimous (4-0) voice vote.*

Motion: *Member Patel made a motion to Continue the Public Hearing ZBA 08-408 seconded by Member Walloch. The Board approved the motion with a unanimous (4-0) voice vote.*

Consideration of Petition: ZBA 08-408

Sahli

139 S. Park St.

Comprehensive lot coverage

Planner Rockwell stated petitioner requests a public hearing to consider his petition for a comprehensive lot coverage variation in order to install brick patio pavers in the rear yard of his property. The petitioner would like to install brick patio pavers in the rear yard of the property, in what is currently a dirt-covered area. The proposed additional coverage would be 410 square feet in size. With the installation of the brick patio pavers, the petitioner is seeking to beautify the area of the rear yard, located under a shade tree, which is comprised mostly of dirt. The pavers will also allow this shady portion of the rear yard to be utilized more frequently and easily. The petitioner feels that the proposal will more aesthetically pleasing than the existing conditions and will add value and attractiveness to the lot.

Member Lombardi arrived at 7:07 p.m.

Petitioner Mary Sahli 139 S. Park St. testified she would like to install brick patio pavers in the in the rear of her property in order for her family to be able to put a table and

chairs out to enjoy their yard. She testified there is a tree located in the area next to the area they plan to put the patio pavers, which creates a lot of shade. She testified they have a very hard time growing grass, which cause it to become very muddy. Petitioner testified she is would be willing to reduce the proposed patio from 410 sq. ft. to 204 sq. ft.

Commissioners agreed that with the reduction of the variance request to 26.6 percent they would not have a problem approving this request.

Audience Participation: None

Motion: *Member Lombardi made a motion to close the Public Hearing ZBA 08-408 seconded by Member Lewis. The Board approved the motion with a unanimous (5-0) voice vote*

Motion: *Member Walloch made a motion to accept the findings of fact valid with the amended reduction to 26.6 % variance for ZBA08-408, seconded by Member Patel.*

Ayes: Member Walloch, Patel, Lombardi, Lewis and Chairman Stare

Nays: None

Motion Carried

Motion: *Member Lewis made a motion to grant the variance for Comprehensive Coverage for ZBA08-408, Member Lombardi seconded the motion.*

AYES: Members Lewis, Lombardi, Patel, Walloch and Chairman Stare

NAYS: None

ABSTAIN: None

Motion Carried.

Old Business: None

New Business: None

Motion: *Member Walloch made a motion to adjourn, seconded by Lombardi. The Board approved the motion with a unanimous (5-0) voice vote.*

Adjournment: meeting adjourned at 7:20 p.m.