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**VILLAGE OF NORTH BARRINGTON**  
**ZONING BOARD OF APPEALS**  
**PUBLIC HEARING MEETING MINUTES**  
**Tuesday, October 10, 2023**

**Call to Order**

The meeting was called to order at 7:43 p.m.

**Roll Call**

Roll Call was answered by Acting Chairperson Christine Bolger, David Dziura, Matthew Mason, and Marilyn McAlester. Chairperson John Cifonelli, June Kramer and Bryan McGonigal were absent.

Also present were Village Administrator John Lobaito, Village Trustee Liaison Kevin Horcher, Petitioner Siobhan Barrett, Kyle Reiss (husband of the petitioner) and Administrative Assistant Sue Murdy.

**Pledge of Allegiance**

Acting Chairperson Christine Bolger led the Meeting in the Pledge of Allegiance.

**Public Comment**

There was no public comment.

**Minutes Zoning Board of Appeals Public Hearing Meeting September 12, 2023**

Motion by David Dziura and seconded by Marilyn McAlester to approve the September 12, 2023, ZBA Public Hearing Meeting Minutes. On roll call vote Christine Bolger, David Dziura, Matthew Mason, and Marilyn McAlester voted AYE. No NAYS. Motion Carried.

**Public Hearing**

Motion by David Dziura and seconded by Marilyn McAlester to open the Public Hearing at 7:45 p.m. The Public Hearing was continued from the September 12, 2023 Public Hearing. On roll call vote Christine Bolger, David Dziura, Matthew Mason, and Marilyn McAlester voted AYE. No NAYS. Motion Carried.

Village Administrator John Lobaito swore in the witnesses.

Consideration of a petition submitted by Siobahn Barrett for a variation from Ordinance section 10-2-1(B), which provides that Accessory Vehicular Storage Structure shall have a maximum building height of fifteen (15) feet, with a maximum area of seven hundred fifty (750) square feet. Petitioners request a variation and such other relief as may be necessary in connection with the petition to allow for the construction of an ancillary structure to be used for vehicular storage with a building height of seventeen, (17) feet, nine and three quarters (9-3/4) inches with a maximum area of two thousand four hundred (2,400) square feet to be located at 130 Arrowhead Lane, North Barrington, IL 60010, PIN 13-12-300-015.

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Acting Chairperson Christine Bolger reviewed the Findings of Fact and Recommendation criteria that will be considered when voting on the petition.

The petitioner, Siobhan Barrett, has consulted with the Village Building and Zoning Officer Kelly Rafferty about the number of accessory structures allowed as well as a prescribed minimum distance between accessory structures.

The petitioner addressed the Board and explained the amended variation request. The height and area of the proposed Accessory Storage Structure has been reduced from 2,400 square feet to 1,600 square feet, and the dimensions are 40-foot x 40-foot. The height of the structure will remain at (17) feet, nine and three quarters (9-3/4) inches. The revised plans dated 9/28/2023 reflect this change. The change will allow the petitioners to store their vehicles out of view from the public street and adjoining properties, without needing to construct two accessory storage structures. The petitioners will also be removing the two existing garage structures. Ms. Barrett presented similar properties in the R-1 zoning with the same type of accessory vehicular storage structures.

There were no comments from the public.

Acting Chairperson Bolger asked for questions and comments from the Board.

The Board confirmed the structure will be 300 feet from the property line. The materials to be used will be wood siding and asphalt shingles. The two pickup trucks will not fit in the revised structure; however, the permitted parking Ordinance is not applicable to pickup trucks. The subject of exterior lighting was discussed. Lighting specifications will be reviewed during the building permitting process. The petitioner confirmed the revised structure will house only vehicles and provide no workspace for car repairs.

There was discussion about conditions connected to the variation request.

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The Board reviewed the role of the Zoning Board of Appeals as well as the requirements and justification for the petition being considered. After discussion the Zoning Board of Appeals found that the Findings of Fact had been met.

Motion by Matthew Mason and seconded by Marilyn McAlester to recommend to the President and Board of Trustees approval of the Zoning Variation Request to construct a 1,600 square foot Accessory Vehicular Structure, with a height of seventeen (17) feet, nine and three quarters (9-3/4) inch as noted on the architectural plans with a revised date of September 28, 2023, at 130 Arrowhead Lane, North Barrington, Illinois. subject to the following conditions:

1. The Accessory Vehicular Structure shall comply with Village regulations for exterior building materials and landscape screening.
2. Construction of the Accessory Vehicular Structure shall be constructed consistent with the plans submitted with the application last revised September 28, 2023.
3. Removal of existing Accessory Structures within eighteen (18) months of issuance of building permit for the Accessory Vehicular Structure.

On roll call vote Christine Bolger, David Dziura, Matthew Mason, and Marilyn McAlester voted AYE. No NAYS. Motion Passed.

Motion by David Dziura and seconded by Marilyn McAlester to close the Public Hearing. On roll call vote Christine Bolger, David Dziura, Matthew Mason, and Marilyn McAlester voted AYE. No NAYS. Motion Passed. The Public Hearing closed at 8:17 p.m.

**Adjournment**

Motion by David Dziura and seconded by Marilyn McAlester to adjourn. On voice vote all voted AYE. No NAYS. Motion Carried.

The meeting was adjourned at 8: 19 p.m.

Submitted by,

John Lobaito

