

VILLAGE OF SOUTH BARRINGTON

30 South Barrington Road
South Barrington, IL 60010

BUILDING AND ZONING COMMITTEE MINUTES

WEDNESDAY, NOVEMBER 6, 2024

AT 12:00 p.m.

CALL TO ORDER

Chairman Guranovich called the meeting to order at 12:11 p.m.

ROLL CALL

Present: Committee Chairman Guranovich and Trustee Stagno

Absent: Trustee Patel

Board Members Present: Mayor McCombie, Trustee Abbate

Staff present: Damian Michalski, Building Officer and Mike Dropka, Village Administrator

Others present: Kirk Bishop, Duncan and Associates (Zoning Consultant)

MINUTES

Motion was made by Trustee Stagno to approve the minutes from the October 16, 2024, meeting. Seconded by Chairman Guranovich. On a voice vote, the motion was approved unanimously.

PUBLIC COMMENT

None.

AGENDA ITEMS

Presentation by Kirk Bishop, Duncan & Associates on Zoning Ordinance Revisions

Kirk Bishop provided a section of the re-draft of the Zoning Ordinance for discussion (Chapters 14 – 16). Mayor McCombie brought up discussion items under the forfeiture of signs. There were minor revisions made after unanimous consent.

Trustee Stagno brought up the topic of enforcement measures, violations, and liens for discussion. Mr. Bishop will make some revisions based on the discussions that took place.

Chairman Guranovich brought up for discussion the regulations on the height of residences. Mr. Bishop will take all language on the number of stories that can be built out of the code, and instead substitute language focusing on the maximum height of buildings in the number of feet. There was further discussion on what is and isn't allowed in setbacks. Minor revisions were made after unanimous consent.

Officer Michalski brought up the placement of fountains and flag poles for discussion and how to handle. Discussion ensued regarding the topic.

Mr. Bishop led a discussion regarding the definitions in the section of the code, which were reviewed to further define recreational vehicles and clarify some others.

MAYOR'S REPORT

No report.

BUILDING OFFICER REPORT

Officer Michalski reported that he denied a permit for a vinyl pergola. There is no building code governing this, however based on the Planned Unit Development, the architectural structure would not match the surrounding architectural designs. Therefore, the permit was denied. There should be a comprehensive review of the building code once the zoning portion is completed.

NEW BUSINESS

Mr. Bishop brought up what the next steps should be. He is looking at being able to put something together for everyone to take a look at in mid-December. The Committee can review over the holidays, and then it will eventually have to go through a Public Hearing before adoption.

Next meeting date was discussed and established for January 15, 2025, at 3:00 PM.

It was suggested that a review of building permit fees should take place at the next meeting. Officer Michalski will check to see if new building permit fees were ever passed as there was a discussion regarding if this already took place. Trustee Stagno would also like to bring up and discuss water rights at the next meeting.

OLD BUSINESS

None.

ADJOURNMENT

At 3:15 p.m., Trustee Stagno made a motion to adjourn, seconded by Chairman Guranovich. On a voice vote, the motion passed.

Respectfully submitted,

A handwritten signature in dark ink, appearing to read "Mike Bishop", is written over a horizontal line.

Mike Dropka, Village Administrator

These minutes were approved this

15th Day of January, 2025