



Zoning Board of Appeals Meeting Agenda
4901 N. Prospect Road, Peoria Heights, IL 61616
Monday, August 16, 2021
5:30 P.M.

- Call to Order
- Roll Call
- Approval of Minutes from June 21, 2021 and July 19, 2021
- Variance application filed by Gwynn Gilson / GG Properties V, LLC, Series 7 seeking front and side yard setback variances and a lot size variance to allow re-construction of the existing structure to accommodate two residential units on a lot with 5,625 square feet, which is 9,375 square feet smaller than the minimum lot size allowed as set forth in Section 10-7C-3-A of the Village Code, for the property located at 1311 East Duryea Avenue, Peoria Heights, Illinois, 61616 (PIN No. 14-22-402-014), which property is current zoned R-3 (Multiple-Family Residential District).
- Site Plan Approval application filed by Gwynn Gilson / GG Properties V, LLC, Series 7, seeking approval of a site plan for development of a multi-family residential development for the property located at 1311 East Duryea Avenue, Peoria Heights, Illinois, 61616 (PIN Nos. 14-22-402-014), which property is current zoned R-3 (Multiple-Family Residential District).
 - Petitioner presents case and answers questions from the board
 - Public comments – Chairperson may ask for response/input from Petitioner
 - Petitioner presents closing statements (if any)
 - Public testimony is closed (No further public comment unless questions arise from the board)
 - Commission deliberates and votes
- Other
- Adjourn