



# City of Highland

DEPARTMENT OF ECONOMIC AND  
COMMUNITY DEVELOPMENT  
BUILDING AND ZONING DIVISION

CITY OF HIGHLAND  
COMBINED PLANNING AND ZONING BOARD AGENDA  
CITY HALL 1115 BROADWAY  
NOVEMBER 2, 2016 7:00 P.M.

Call to Order

Roll Call

1. General Business:

- a. Approval of the October 5, 2016 Meeting minutes

2. Public Comment Section

Persons who wish to address the Combined Planning and Zoning Board regarding items not on the agenda may do so at this time. Speakers shall be limited to five (5) minutes or a reasonable amount of time as determined by the City Attorney. Any presentation is for informational purposes only. No action will be taken.

3. Public Hearings and Items Listed on the Agenda

Persons wishing to address the Combined Planning and Zoning Board regarding items on the agenda may do so after the Chairperson opens the agenda item for public hearing or for public comment. Speakers shall be limited to five (5) minutes or a reasonable amount of time as determined by the City Attorney.

New Business

- a. Marcus White, 95A Auburn Ct Highland IL requests a variance to Section 90-129 of the City of Highland Municipal Code to allow a zero lot line to convert an existing duplex to villa located at 95A Auburn Ct Highland IL PIN #02-2-18-31-15-401-010.01C
- b. Marcus White, 95A Auburn Ct Highland IL requests a variance to Section 90-129 of the City of Highland Municipal Code to increase the maximum lot coverage for the R2A zoning classification from 30% to 55% to convert an existing duplex to villa located at 95A Auburn Ct Highland IL PIN #02-2-18-31-15-401-010.01C
- c. Mary Ann Katcher, 95B Auburn Ct Highland IL requests a variance to Section 90-129 of the City of Highland Municipal Code to allow a zero lot line to convert an existing duplex to villa located at 95B Auburn Ct Highland IL PIN #02-2-18-31-15-401-010.02C
- d. Mary Ann Katcher, 95B Auburn Ct Highland IL requests a variance to Section 90-129 of the City of Highland Municipal Code to increase the maximum lot coverage for the R2A zoning classification from 30% to 55% to convert an existing duplex to villa located at 40B Chase Way Highland IL PIN #02-2-18-31-15-401-010.02C

- e. Jane Bircher, 50A Auburn Ct Highland IL requests a variance to Section 90-129 of the City of Highland Municipal Code to allow a zero lot line to convert an existing duplex to villa located at 50A Auburn Ct Highland IL PIN #02-2-18-31-15-401-043
- f. Jane Bircher, 50A Auburn Ct Highland IL requests a variance to Section 90-129 of the City of Highland Municipal Code to increase the maximum lot coverage for the R2A zoning classification from 30% to 55% to convert an existing duplex to villa located at 50A Auburn Ct Highland IL PIN #02-2-18-31-15-401-043
- g. Gary Galliher, 50B Auburn Ct Highland IL requests a variance to Section 90-129 of the City of Highland Municipal Code to allow a zero lot line to convert an existing duplex to villa located at 50B Auburn Ct Highland IL PIN #02-2-18-31-15-401-043.001
- h. Gary Galliher, 50B Auburn Ct Highland IL requests a variance to Section 90-129 of the City of Highland Municipal Code to increase the maximum lot coverage for the R2A zoning classification from 30% to 55% to convert an existing duplex to villa located at 50B Auburn Ct Highland IL PIN #02-2-18-31-15-401-043.001
- i. Lewis & Judy Dunning, 20A Auburn Ct Highland IL requests a variance to Section 90-129 of the City of Highland Municipal Code to allow a zero lot line to convert an existing duplex to villa located at 20A Auburn Ct Highland IL PIN #02-2-18-31-15-401-044
- j. Lewis & Judy Dunning, 20A Auburn Ct Highland IL requests a variance to Section 90-129 of the City of Highland Municipal Code to increase the maximum lot coverage for the R2A zoning classification from 30% to 55% to convert an existing duplex to villa located at 20A Auburn Ct Highland IL PIN #02-2-18-31-15-401-044
- k. Larry Rickher, 20B Auburn Ct Highland IL requests a variance to Section 90-129 of the City of Highland Municipal Code to allow a zero lot line to convert an existing duplex to villa located at 20B Auburn Ct Highland IL PIN #02-2-18-31-15-401-044.001
- l. Larry Rickher, 20B Auburn Ct Highland IL requests a variance to Section 90-129 of the City of Highland Municipal Code to increase the maximum lot coverage for the R2A zoning classification from 30% to 55% to convert an existing duplex to villa located at 20B Auburn Ct Highland IL PIN #02-2-18-31-15-401-044.001

#### Discussion

- a. A continuation of the Site Plan review policy/procedures

#### 4. Calendar

- a. December 7, 2016 – Combined Planning and Zoning Board Meeting
- b. November 21, 2016 - Council Meeting

#### 5. Adjournment

*Anyone requiring ADA accommodations to attend this public meeting, please contact  
Kevin Limestall, ADA Coordinator.*