



ZONING BOARD OF APPEALS NOTICE

Notice is hereby given that a Public Hearing will be held by the Zoning Board of Appeals of the City of Monmouth, Illinois, on Wednesday, December 14 2016, at 5:30 p.m. in the City Council Chambers, City Hall 100 East Broadway, at which time and place the Board will consider:

1st Request: A special use variance to operate a beauty salon in a R1 zone district out of the garage.

All lot 1 except for 4ft block 3 Cramer's addition to the City of Monmouth, Situated in the City of Monmouth, County of Warren, State of Illinois

Otherwise known as: 425 North 9th Street

All persons desiring to appear and be heard for or against said application may appear at said meeting and be heard thereon.

Dated November 23, 2016

Zoning Board of Appeals
City of Monmouth

Zoning Board of Appeals

Application for Variance, Special Use, or Other Relief

Name of Petitioner Bewley Melissa A Date: 11-17-16
Last First M.I.

Address: 422 East Detroit Ave
Street Address Apartment/Unit #

Monmouth IL 61462
City State ZIP Code

Phone: (309) 255-2975

Nature of Petitioner's Interest in Property (check one)

- Owner
- Lessee
- Owner's Agent
- Contract Purchaser
- Other

Address of location of property affected by this application:

425 North 9th Street

Corner lot? Yes No

This Application requests the following relief: (check all applicable)

- Variance
- Special Use ~~_____~~
- Parking Regulations
- Hardship Variance
- Use Variance
- Other _____

State specifically what relief is requested

SPECIAL USE VARIANCE TO OPERATE
A BEAUTY SALON IN A R1^{zone} DISTRICT, OUT OF
THE GARAGE

Legal description as shown in the Land Title Records in the Office of the Warren County Recorder

ALL Lot 1 except 4ft block 3 Gramers addition
for

(If additional space is required, please attach a separate sheet)

Name (As shown in Land Title Records in the Office of the Warren County Recorder) or owner

Schuytema, Paul + Mary - until Nov 30th 2016 - ^{currently} Timothy + Melissa Bewley ^{new owners}

Owner's address 422 East Detroit Ave Phone 309-255-2975

State type of zoning district of all owners of adjacent properties

- R-1 B-1 PS
- R-2 B-2 M-1
- R-3 B-3 M-2
- R-4 B-4

List the names and addresses of all owners of adjacent properties

Name Melissa Bewley Name Timothy Bewley

Address 422 E. Detroit Ave Address 422 E. Detroit Ave

Name ~~Mountzert College~~ Name JANE PRATT

Address PAUL + SUSAN Schuytema Address 415 W 9th ST Mountzert

Name 1020 E Detroit Name VICKI YOUNG
JOSPH + AMY FREITAG

Address 1021 EAST DETROIT Address 513 W 9th ST Mountzert

Complete section 9 only if you are requesting a variance

Explain specifically what you propose to do that requires a variance:

I would like to turn the existing Garage into a beauty salon.

Complete section 10 only if you are requesting a special use permit

Explain how the granting of a Special Use Permit will not be detrimental to or endanger the public health, safety, comfort, morals, or general welfare:

Explain how the granting of a Special Use Permit will not be injurious to other property or improvements in such zoning district or in the neighborhood in which the property is located:

What actions will be taken to insure that the granting of a Special Use Permit will not impede the normal and orderly development and improvement of the surrounding property for uses permitted in the district?

Explain how adequate utilities, access roads, surface water drainage and/or necessary facilities are available or will be provided:

all are existing in Residence & would have to be continued out into the Garage & a new bathroom, Kitchen Area will be added as well as Shampoo bowls & heating casings (dispensary area).

Explain what measures will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets affected by the granting of a Special Use Permit:

We would like to expand our driveway to the east of our garage to add additional parking.

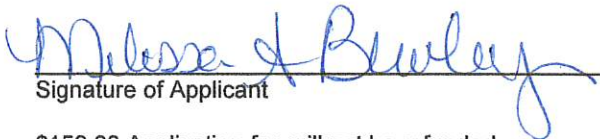
Explain how the granting of a Special Use Permit will not deny an adequate supply of light and air to adjacent property:

We are a corner lot and it will not interfere with any neighbors.

Explain how the proposed use will not increase the danger of fire:

Attach a Plot Plan or Site Plan to the application which:

- (A) Is drawn to scale, with scale shown in inches on paper no larger than 11 X 17 inch paper unless permission is obtained in advance from the Zoning Administration.
- (B) Has North indicated by an arrow.
- (C) Shows the boundaries of the property affected by this application
- (D) Shows the location and nature of all structures presently located on the property.
- (E) Shows the proposed size, location and arrangement of buildings, parking areas, driveways or uses of the property.
- (F) Show the location of all streets, alleyways and the location, size, and nature of any buildings, parking areas or driveways located within twenty-five (25) feet of the entire tract of property affected by this application.
- (G) The application fee of \$150.00 must be paid at time the application is submitted for processing.


Signature of Applicant

11-17-10
Date

\$150.00 Application fee will not be refunded.

Structure Information

Type of Structure

- Garage
- Residence
- Addition
- Shed
- Carport

EXISTING Building

Height to the peak of the structure: 10 ft approx

Height to the Eaves of the structure: 8 ft approx

One or two story structure: one

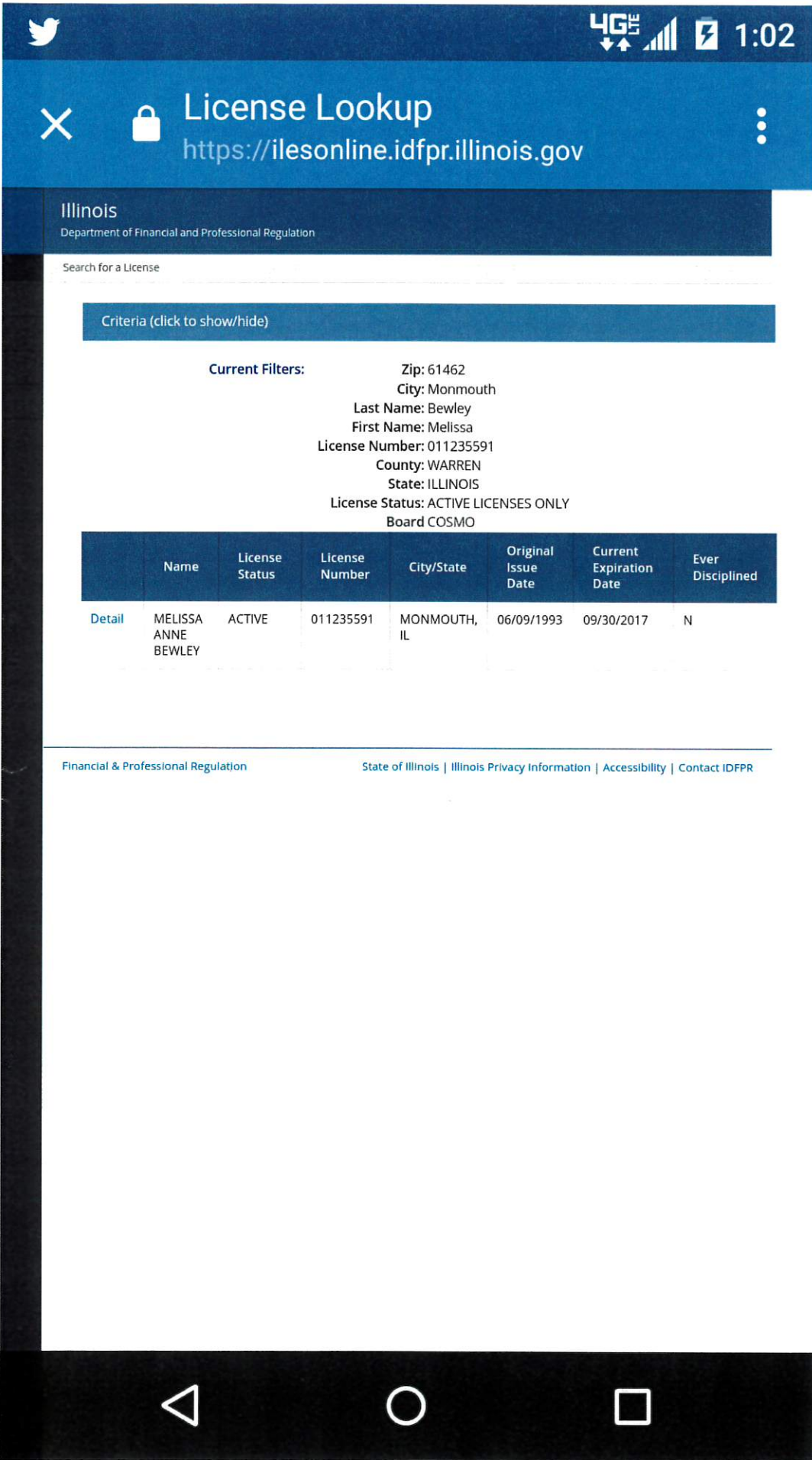
Square foot of the structure: approx 720 sq ft

Type of Siding: wood

Proposed use of the structure: beauty salon

Zoning of the proposed project: Residential 1

Setbacks from the property line start at the edge of the (Eave) roof edge.



The image shows a mobile application interface for a license lookup. At the top, there is a dark blue header with a Twitter logo on the left, and 4G LTE signal strength, battery level, and the time 1:02 on the right. Below this is a white navigation bar with a close button (X), a lock icon, the title "License Lookup", and the URL "https://ilesonline.idfpr.illinois.gov". A three-dot menu icon is on the right. The main content area has a dark blue bar with "Illinois Department of Financial and Professional Regulation" and a search input field. Below the search field is a blue button labeled "Criteria (click to show/hide)". The search results are displayed as "Current Filters" with the following details: Zip: 61462, City: Monmouth, Last Name: Bewley, First Name: Melissa, License Number: 011235591, County: WARREN, State: ILLINOIS, License Status: ACTIVE LICENSES ONLY, and Board COSMO. A table below lists the search results with columns for Name, License Status, License Number, City/State, Original Issue Date, Current Expiration Date, and Ever Disciplined. The table contains one entry for MELISSA ANNE BEWLEY. At the bottom of the app interface, there is a footer with links for "Financial & Professional Regulation", "State of Illinois", "Illinois Privacy Information", "Accessibility", and "Contact IDFPR". The entire app interface is shown within a black border, which is part of a screenshot taken from an email, as indicated by the footer text.

Illinois
Department of Financial and Professional Regulation

Search for a License

Criteria (click to show/hide)

Current Filters:

- Zip: 61462
- City: Monmouth
- Last Name: Bewley
- First Name: Melissa
- License Number: 011235591
- County: WARREN
- State: ILLINOIS
- License Status: ACTIVE LICENSES ONLY
- Board COSMO

	Name	License Status	License Number	City/State	Original Issue Date	Current Expiration Date	Ever Disciplined
Detail	MELISSA ANNE BEWLEY	ACTIVE	011235591	MONMOUTH, IL	06/09/1993	09/30/2017	N

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