

**MINUTES OF THE LOVES PARK ZONING BOARD OF APPEALS**  
**THURSDAY, FEBRUARY 19, 2015**  
**6:00 P.M.**  
**CITY COUNCIL CHAMBERS**  
**LOVES PARK CITY HALL**

1. CHAIRMAN ROB WILHELMI CALLED THE MEETING TO ORDER AT 6:00 P.M.

MEMBERS PRESENT: ALISE HOWLETT, THOMAS FREESMEIER, JAMES SYLVESTER,  
BRIAN KERN, NICHOLAS BECKER, SHAWN NOVAK

OTHERS PRESENT: ZONING OFFICER – ANDREW QUINTANILLA,  
COMMUNITY DEVELOPMENT DEPUTY DIRECTOR –  
STEVE THOMPSON  
ATTORNEY PHIL A. NICOLSI  
SECRETARY – SHEILA MILLS

OTHERS ABSENT: PLANNING OFFICER – NATE BRUCK

Chairman Rob Wilhelmi announced that the next Community Development Committee meeting will be held Wednesday, March 4, 2015 at 6:00 p.m.

2. MINUTES

Mr. Sylvester moved to approve the minutes from the meeting held January 15, 2015.  
Second by Mrs. Novak. Motion carried by voice vote.

3. ZONING OFFICE REPORT

No report

4. COMMUNICATIONS

None

5. OLD BUSINESS

None

6. NEW BUSINESS

**A. 5705 NORTH SECOND STREET – SPECIAL USE PERMIT FOR AUTOMOBILE SALES  
IN THE CR ZONING DISTRICT.** Appropriate notice has been given.

Aaron Szeto, 6833 Stalter Drive, Rockford, IL 61108 was sworn in on behalf of the  
Petitioner. Mr. Szeto asked that Items A. and B. be laid over until next month to allow  
more time to gather information.

No objectors present.

Mrs. Howlett moved to lay over a Special use permit for automobile sales in the CR  
Zoning District for the property known as 5705 North Second Street. Second by Mr. Kern.

**MOTION APPROVED UNANIMOUSLY 6-0**

**B. 5705 NORTH SECOND STREET – VARIANCE FROM A REQUIRED 8 FT LANDSCAPE BUFFER WITH 4 TREES TO A REQUESTED 3 FT BROKEN LANDSCAPE BUFFER WITH 0 TREES IN THE CR ZONING DISTRICT.** Appropriate notice has been given.

No objectors present.

Mrs. Howlett moved to lay over a Variance from a required 8 ft. landscape buffer with 4 trees to a requested 3 ft. broken landscape buffer with 0 trees in the CR Zoning District for the property known as 5705 North Second Street. Second by Mr. Kern.

**MOTION APPROVED UNANIMOUSLY 6-0**

7. Public Participation and Comment

None

8. General Discussion

Mrs. Howlett moved that the meeting be adjourned. Second by Mr. Sylvester. Motion carried by voice vote. The meeting was adjourned at 6:05 p.m.

APPROVED:  
Sheila Mills, Secretary