

**CITY OF BELVIDERE
PLANNING AND ZONING COMMISSION AGENDA
Tuesday, September 9, 2025
City Council Chambers
401 Whitney Boulevard
6:00 pm**

ROLL CALL

Members:

Paul Engelman, CH
Robert Cantrell, VCH
Daniel Druckrey
Carl Gnewuch
Art Hyland
Alissa Maher
Gary Greenhow

Staff:

Gina DelRose, Community Development Planner
Kim Whitt, Administrative Assistant

MINUTES: Approve the minutes of the June 10, 2025 meeting.

PUBLIC COMMENT:

UNFINISHED BUSINESS: None.

NEW BUSINESS:

2025-08: Engelke, 5147 Chrysler Drive (MA): The applicant, Bobbi Jo Engelke, 1411 Iles Avenue, Belvidere, IL 61008 on behalf of the property owner, Joshua Robertson, 566 Creekview Lane, Rockford, IL 61114 is requesting a map amendment (rezoning) on approximately .25 acres located at 5147 Chrysler Drive, Belvidere IL 61008 from RH, Rural Holding District (pending annexation) to SR-6, Single-family Residential-6 District pursuant to the Belvidere Zoning Ordinance Section 150.903 Amendment to Official Zoning Map. PIN: 07-01-101-015
Staff (Approval); PZC (); CC-1 (); CC-2 ()

2025-09: Jones, 2734 Mary Street (VAR): Application of property owners, The Jones Family, PO Box 397, Belvidere, IL 61008, for a variance at 2734 Mary Street, Belvidere, IL 61008 within the SR-4, Single-family Residential-4 District (Belvidere Zoning Ordinance Sections 150.712 Fencing Standards (C) Maximum Height (3) Within the side or rear yard of a residentially zoned property the maximum height is seven feet. On through lots, fences located in the yard that abuts a city-dedicated street (not inclusive of Grandview Trail east of Cloverdale Way for a distance of 2,470 feet) and is not considered its principal frontage shall not exceed five feet in height. And Section 150.909 Variance Review). The variance will allow the fence to be six (6) feet in height along Newburg Road for a variance of one-foot. PIN: 05-27-378-004
Staff (Approval); PZC ()

OTHER BUSINESS:

Elections

DISCUSSION:

Staff report

ADJOURNMENT