



**CITY OF BELVIDERE  
MEETING NOTICE  
September 5, 2025**

**Meeting:** Committee of the Whole Building,  
Planning, Zoning and Public Works  
**Date:** September 8, 2025  
**Time:** 6:00p.m.  
**Place:** Belvidere City Hall – Council Chambers  
401 Whitney Blvd., Belvidere, Illinois

**Meeting:** Planning and Zoning Commission  
**Date:** September 9, 2025  
**Time:** 6:00p.m.  
**Place:** Belvidere City Hall – Council Chambers  
401 Whitney Blvd., Belvidere, Illinois



City Council  
**COMMITTEE OF THE WHOLE**  
*City of Belvidere, Illinois*

Aldersperson Clayton Stevens	Chairman Building
Aldersperson John Albertini	Vice-Chairman Building
Aldersperson Wendy Frank	Chairman Finance and Personnel
Aldersperson Ric Brereton	Vice-Chairman Finance and Personnel
Aldersperson Mike McGee	Chairman Planning & Zoning
Aldersperson Matthew Fleury	Vice-Chairman Planning & Zoning
Aldersperson Rory Peterson	Chairman Public Safety
Aldersperson Jerry Hoiness	Vice-Chairman Public Safety
Aldersperson Sandra Gramkowski	Chairman Public Works
Aldersperson Chris Montalbano	Vice-Chairman Public Works

**AGENDA**

September 8, 2025  
6:00 p.m.  
City Council Chambers  
401 Whitney Blvd., Belvidere, Illinois

Call to Order:

Roll Call:

Public Comment:

Public Forum:

Reports of Officers, Boards, and Special Committees:

1. Building, Planning & Zoning, Unfinished Business: None.
2. Building, Planning & Zoning, New Business:
  - A. Building Department – Update.
  - B. Planning Department – Update.
  - C. 5147 Chrysler Drive Annexation.
3. Public Works, Unfinished Business: None.
4. Public Works, New Business:
  - A. Public Works Department – Update.
  - B. IDOT Safe Routes to School Program – Funding Application.
  - C. WWTP – Facility Plan Improvements – Preliminary Engineering.
  - D. Intersection Review – Willow Street and Douglas Street.
  - E. Bond Reduction – Irene Road (Kelly Properties).
5. Other, Unfinished Business: None.
6. Other, New Business:
  - A. Deer Hills I and II Forced Annexations.
  - B. Deer Hills I and II / Deer Woods II Voluntary Annexations.
  - C. Sale of Fire Engine 103.
  - D. Fire Station 1 & 2 Concrete Projects 1 – 3.
  - E. Fire Station 1 & 2 Concrete Project 4.
7. Adjournment:

**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**