

**VILLAGE OF COAL VALLEY, ILLINOIS
MINUTES OF THE PLANNING COMMISSION AND
ZONING BOARD OF APPEALS**

Held August 26, 2015 at 7:00 pm, Village Hall, Coal Valley, Illinois

I. Call to Order

The Planning Commission and Zoning Board of Appeals meeting was called to order at 7:00 pm by Chairman Rockwell

II. Roll Call

Present: Rockwell, Rose, Farmer, Brockway, Ciaccio

Absent: Mathias, Head

III. Establishment of a Quorum

Quorum present.

Others present at the meeting were Allen May, Village Administrator; Anthony Fairchild, Zoning Officer, Emil Maslanka, Village President, Sandra Standefer, Recording Secretary.

IV. Reading and Approval of Minutes

A motion was made by Ciaccio to approve the minutes of the May 27th meeting, Brockway seconded, all ayes, motion carried.

V. Public Hearing(s)

VI. Unfinished Business

Revisions to the Zoning Ordinance – Signs

Allen May started with Section 6 Traffic Visibility and read the section as it stands. Mr. May stated that he believes that signs should be included in this section.

Section 6.001

a. Mr. May stated this section looked good.

b. Mr. May stated that the wording should be added “except as herein provided”

Karin Ciaccio had a question on traffic signs/message signs and wanted to know if they should be added to the section. Allen May stated that they are usually exempt.

c. Remove the wording “off-site”

d. Discussion was held as to the flashing and scrolling signs being allowed or disallowed inside the Village limits. Allen May stated that we should look at allowing for flashing signs and maybe limit them in certain zoned areas. Karin Ciaccio stated that they should not be allowed in residential areas. Karin Ciaccio also wanted to know how the other communities are handling this. Allen May stated that they are mostly allowed in heavy commercial areas. It was also decided to remove the wording “lightweight” from this

section. Discussion was held as to flags and the sizes allowed. It was determined that flag polls would be amended to say that the height of the poll would not exceed five (5) feet above the building height that is regulated in each zoning district. Discussion held as to what is considered a banner and the size of a banner. Allen May will check into what other communities are doing with banners and the number of banners that can be on the street face. Discussion was held as to removing the section that states “Banners, flags and pennants will be allowed in residential districts in conjunction with a demonstration of model homes in a new subdivision for two days before the opening of such demonstration to two days after and not to exceed a total period of fifteen days in any calendar year.” It was decided to remove the wording “two days” from this paragraph.

Section e. Remove the wording “only temporarily” and replace with “limited time period”

- a. Non-electric temporary signs – change from 60 days to 15 days
- b. Change to say per state and federal laws.
- c. Change the language to state individual lots for sale not to exceed a percentage to be determined and one for subdivision sign not to exceed 32 square feet.
- d. Remove the wording “free standing”.

Section f. - Permits required change the formatting to be consistent.

3. Coordinate duration and time.
5. Remove section b and g and change section f to cite the Federal and State statutes.

6.002

- a. Tom Rockwell stated that three square feet is too much and after discussion it was decided to change it to two square feet.
- b. No change
- c. No change
- d. change the wording to read that signs will be removed when the subdivision reaches eighty (80) percent of lots sold the sign to announce the subdivision will be removed and the remaining lots will can have individual signs.

6.006 Allen May will review this section and advised the board of any needed changes.

VII. Discussion

VIII. New Business

IX. Other Business

X. Adjournment

The meeting was adjourned at 8:20

Sandra Standefer
Recording Secretary