



**Zoning Board of Appeals Agenda**  
**Tuesday, November 19, 2013**  
**5:30 P.M. – City Council Chambers, 2<sup>nd</sup> floor, City Hall**  
**425 East State Street**  
**Rockford, IL 61104**  
**815-987-5585**

**Minutes on Website:** <http://rockfordil.gov/community-economic-development/construction-development-services/land-use-zoning/zoning-board-of-appeals.aspx>

**ZBA 025-13**  
Applicant  
Ward 13

**1XX Horsman Street & 801 West State Street**

Rockford Rescue Mission / Sherry Pitney

**Special Use Permit** for a Women's Crisis and Life Recovery Center

**Variation** to decrease the minimum required front yard setback for a parking lot from 20 feet to 10 feet along Mulberry Street in a C-3, Commercial General Zoning District

**Laid Over from August, September, and October Meetings**

**ZBA 028-13**  
Applicant  
Ward 1

**18XX N. Perryville Road & 2013 McFarland Road**

First Perryville Development Corp.

(A) **Special Use Permit** for two (2) primary off-site landmark style signs to serve shopping center

(B) **Variation** to increase (two (2) primary off-site landmark style signs) the sign height from 8 feet to 30 feet.

(C) **Variation** to increase the maximum square footage of a sign from 64 square feet to 275 square feet for two (2) primary off-site landmark style signs

(D) **Variation** to increase sign height from 8' to 13'6" on Lot 5

(E) **Variation** to increase the maximum square footage of 64 to 96 square feet for a landmark style sign on Lot 5 in a C-2, Limited Commercial Zoning District and in a C-3, General Commercial Zoning District

**ZBA 035-13**  
Applicant  
Ward 03

**124 North Longwood Street**

Dawn R. Karns, Executor

**Special Use Permit** for a two family residential use in a C-2, Limited Commercial District

**ZBA 039-13**  
Applicant  
Ward 11

**1517 11<sup>th</sup> Street**

Osmar E. Flores

**Special Use Permit** for a used car dealership in a C-4, Urban Mixed Use Zoning District