



**ZONING BOARD OF APPEALS - REGULAR SESSION
GOVERNMENT CENTER CHAMBERS, 4TH FLOOR, ROOM #400
115 E. WASHINGTON STREET, BLOOMINGTON, IL 61701
WEDNESDAY, DECEMBER 18, 2024, 4:00 PM**

1. Call to Order

2. Roll Call

3. Public Comment

Individuals wishing to provide emailed public comment must email comments to publiccomment@cityblm.org at least 15 minutes before the start of the meeting. Individuals wishing to speak in-person may register at cityblm.org/register at least 5 minutes before the start of the meeting.

4. Consent Agenda

Items listed on the Consent Agenda are approved with one motion; Items pulled from the Consent Agenda for discussion are listed and voted on separately.

- A. Review and approval of the minutes of the November 20, 2024, regular meeting of the Bloomington Zoning Board of Appeals. (Recommended Motion: The proposed Minutes be approved.)

5. Regular Agenda

- A. **V-16-24** - Public hearing, review, and action on a request submitted by BP Homes, LLC, for approval of a Variance to allow a reduced required Side Yard setback for the properties located at 1 Eric Court, 3 Eric Court, 5 Eric Court, 10 Eric Court, 12 Eric Court, and 14 Eric Court (PINS: 21-19-202-001, 21-10-202-002, 21-19-202-003, 21-19-202-008, 21-19-202-009, and 21-19-202-010). (Recommended Motion: Motion to establish findings of fact that the **standards for approval a Variance are met**, carrying out the strict letter of the Code **does create a practical difficulty** or **particular hardship** for the Applicant, and to **approve** of the request with no conditions.)

6. New Business

7. Adjournment

Individuals with disabilities planning to attend the meeting who require reasonable accommodations to observe and/or participate, or who have questions about the accessibility of the meeting, should contact the City's ADA Coordinator at 309-434-2468 or mhurt@cityblm.org.