



Village of Bayside  
9075 N Regent Rd  
July 21, 2022  
Village Hall Boardroom, 5:00 pm

## BOARD OF ZONING APPEALS MINUTES

### I. CALL TO ORDER AND ROLL CALL

Chairperson Dickman called the meeting to order at 5:00pm.

Chair: Max Dickman  
Members: Darren Fisher  
Ben Minkin  
Amy Krier  
Barry Chaet  
Eido Walny – 1<sup>st</sup> alternate-excused  
Tom Houck – 2<sup>nd</sup> alternate

Also Present: Village Manager Andy Pederson  
Administrative Services Director Rachel Safstrom  
Assistant to the Village Manager Leah Hofer  
Village Attorney Chris Jaekels

### II. PUBLIC HEARING

- A. The purpose of the public hearing is to consider the request for a special exception by Rory and Vanessa Kurtz for a shed at the property located at 9095 N REXLEIGH DR, contrary to Section 125-90(b).
1. Public Discussion  
Mr. Kurtz gave a brief presentation on the request for special exception. The property was purchased two years ago. There is a 40 year old shed that is falling apart on the property. The current concrete pad is still sound and would be reusable. Due to the location of the shed, a request for exception must be made to be able to reuse the current slab.
  2. Board Discussion  
Village Manager Pederson explained this type of request has been approved by the Board in the past. In addition, this project will need to go to Architectural Review Board for review prior to final approvals.
- B. The purpose of the public hearing is to consider the request for a special exception by Seth Cullen for a fence at the property located at 9029 N Lake Dr, contrary to Section 104-125(k).
1. Public Discussion  
Village Manager Pederson stated the applicant is requesting an exception to the fence code. In addition to the request for a solid fence, replacement of the eight foot section to continue to be eight feet is requested.
  2. Board Discussion  
Village Manager Pederson stated staff is currently reviewing the fence code as there are several requests for variances received regularly. Chairperson Dickmann stated support for the project as it will meet current code

restrictions in the front of the property.

**III. APPROVAL OF MINUTES**

- A. June 23, 2022, Board of Zoning Appeals Meeting.

Motion by Trustee Fisher, second by Mr. Chaet, to approve the June 23, 2022, Board of Zoning Appeals meeting. Motion carried unanimously.

**IV. BUSINESS**

- A. Discussion/recommendation on the request for a special exception by Rory and Vanessa Kurtz for a shed at the property located at 9095 N Rexleigh Dr, contrary to Section 125-90(b).

Motion by Mr. Minkin, seconded by Mr. Chaet, to recommend the Village Board approve a special exception by Rory and Vanessa Kurtz for a shed at the property located at 9095 N Rexleigh Dr, contrary to Section 125-90(b). Motion carried unanimously.

- B. Discussion/recommendation on the request for a special exception by Seth Cullen for a fence at the property located at 9029 N Lake Dr, contrary to Section 104-125(k).

Motion by Trustee Fisher, seconded by Mr. Chaet, to recommend the Village Board approve a special exception by Seth Cullen for a fence at the property located at 9029 N Lake Dr, contrary to Section 104-125(k) and authorize a variance for the eight foot height. Motion carried unanimously.

**V. ANY OTHER BUSINESS AS MAY PROPERLY COME BEFORE THE BOARD**

None.

**VI. ADJOURNMENT**

Motion by Mr. Minkin, seconded by Trustee Fisher, to adjourn the meeting at 5:23 pm. Motion carried unanimously.

Respectfully submitted,

Rachel A. Safstrom  
Administrative Services Director