

# Agenda

## Bond County Zoning Board of Appeals (ZBOA)

Tuesday, March 10, 2026 – 7:00 p.m.

Board Room, Bond County Courthouse, 200 W. College Ave., Greenville, IL 62246

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**1. Call to Order** - Chairperson

**2. Pledge of Allegiance**

**3. Roll Call** - Secretary

**4. Approval of Minutes – ACTION**

February 10, 2026, Monthly Meeting and Information Hearing

**5. Public Comment (Non-Agenda Items) — INFORMATIONAL**

Public comment will be accepted in accordance with the Illinois Open Meetings Act (5 ILCS 120/2.06(g)), the Bond County Zoning Ordinance, and the Board’s adopted guidelines and procedures.

*(Speakers may address the Board on items not listed for public hearing. The Board may not deliberate or take action on these matters.)*

**6. Public Hearings — ACTION IF REQUIRED**

*(None scheduled.)*

**7. Old Business**

**a. Remanded Corrective Action Order – DISCUSSION ONLY**

**b. State Statutory Updates – INFORMATIONAL**

Overview of new state legislation requiring updates to the Bond County Zoning Ordinance.

**c. Open Meetings Act Training Compliance – INFORMATIONAL**

**8. New Business**

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Posted at: Bond County Courthouse main entrance bulletin board, Board Room, and County website

[www.bondcountyl.gov/zoning](http://www.bondcountyl.gov/zoning) Illinois Relay: 7-1-1

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(None.)

**9. Closed Session (if necessary) – NO ACTION**

The Board may enter closed session only if necessary, upon recorded majority vote of a quorum, and only for purposes expressly authorized under 5 ILCS 120/2(c).

**10. Return to Open Session - POSSIBLE ACTION**

Possible action on matters lawfully discussed in closed session, if any.

**11. Adjournment - ACTION**

**Respectfully submitted,**

Susan File, Secretary  
Bond County Zoning Board of Appeals

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**Notices**

- Recording permitted for open portions of the meeting pursuant to 5 ILCS 120/2.05
- Accessibility accommodations available upon request (618-664-1505; Illinois Relay 7-1-1)
- All testimony, comments, and evidence presented at any public hearing will become part of the official record considered by the Zoning Board of Appeals in making its recommendation or decision.

**Zoning Board of Appeals Members and Terms:**

Kelli Bassett: February 21, 2023 (unexpired term) – October 31, 2026

James W. Tarasuik, Jr.: November 1, 2022 – October 31, 2027

Ron Jarrett: November 1, 2023 – October 31, 2028

Susan File: January 7, 2025 (unexpired term) – October 31, 2029

Brad Lurkins: November 1, 2025 – October 31, 2030

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**Public Comment Guidelines**

**1. Time for Comment**

Public comment will be heard at the designated agenda item. Comments specific to a zoning case (including variance, special use, rezoning, or appeal) shall be made during the public hearing portion of that case, as provided in Article 9 of the Bond County Zoning Ordinance.

**2. Length of Comment**

Each speaker is generally limited to three (3) minutes. The Chairperson may reasonably manage time limits, including extension or reduction, when necessary to ensure fairness, efficiency, and orderly conduct of the meeting, consistent with 5 ILCS 120/2.06(g) and applied in a content-neutral and uniform manner.

**3. Sign-In**

Persons wishing to speak are encouraged, but not required, to sign in prior to speaking by providing their name and address for the record and indicating whether they are speaking in favor of, opposed to, or neutral on the matter.

Failure to sign in shall not preclude a person from addressing the Board.

**4. Decorum**

Speakers shall address all remarks to the Board. Personal attacks, abusive or profane language, or comments unrelated to the matter before the Board are not permitted. The Chairperson may rule comments out of order as necessary to maintain decorum and ensure the orderly conduct of the meeting.

**5. Testimony in Zoning Hearings**

All persons wishing to present evidence or testimony during a zoning hearing shall be sworn by the Chairperson. Testimony shall be confined to the applicable standards for the relief requested (variance, special use, rezoning, or appeal) as set forth in Article 9 of the Bond County Zoning Ordinance, as applicable.

**6. Board Action and Interaction**

Members of the Board may ask questions of speakers for clarification and to develop the record. Debate between speakers and Board members, or among speakers, shall not occur during public comment. Board deliberation and action, if any, shall occur after the close of public testimony, consistent with Article 9 of the Bond County Zoning Ordinance and 55 ILCS 5/5-12009.1.

**These guidelines are adopted pursuant to the Illinois Open Meetings Act (5 ILCS 120/2.06(g)) and Article 9 of the Bond County Zoning Ordinance and are intended to facilitate orderly and fair public participation.**

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**Public Comment Sign-In Sheet**

*(Completion of this form is voluntary and for record-keeping purposes only.)*

Name	Address	Position (Support / Oppose / Neutral)	Signature
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____