



Madison County Government
Madison County Administration Building
157 N. Main Street, Edwardsville, IL 62025
Phone: (618) 692-6200
Website: madisoncountyl.gov

Chris Slusser
County Board Chairman

BUILDING & ZONING COMMITTEE MEETING
JUNE 2, 2026 - 5:00 PM
COUNTY BOARD ROOM #304 | 157 N. MAIN ST. | EDWARDSVILLE, IL 62025

AGENDA

A. CALL TO ORDER:

B. ROLL CALL:

Mick Madison, Chair
Frank Dickerson
Bobby Ross
Terry Eaker
Nick Petrillo
John Janek
Fred Michael

C. PUBLIC COMMENT:

D. APPROVAL OF MINUTES:

1. May 5, 2026 Building and Zoning Committee Minutes

E. ZONING RESOLUTIONS:

1. Resolution Z26-0047 – Petition of Michael Frazier, owner of record with Rachel Frazier, requesting a zoning map amendment to rezone an approximately 3.47 acre tract of land from “R-2” Single-Family Residential District to “A” Agricultural District. This is located in Ft Russell Township at 4859 Russell Dr, Edwardsville, Illinois, County Board District #14, PIN# 15-1-09-31-03-301-025 **(ZBA Recommended Approval 3-0)**
2. Resolution Z26-0049 – Petition of Jesus Barragan Ascensio, owner of record with Marybel Perez Pantoja, requesting a Special Use Permit as per §93.025, Section G, Item 9 of the Madison County Zoning Ordinance in order to place a mobile home on site for the occupancy of Jesus Barragan Ascensio and Marybel Perez Pantoja for a period not to exceed 5 years. This is located in an “R-4” Single-Family Residential District in Wood River Township at 1304 3rd St, Cottage Hills, Illinois, County Board District #5, PIN# 19-2-08-03-04-404-020 **(ZBA Recommended Denial 2-1)**
3. Resolution Z26-0052 – Petition of Timothy Provo, owner of record with Kathy Provo, requesting a variance as per §93.025, Section C, Item 3 of the Madison County Zoning Ordinance in order to construct a single-family dwelling that would be 20 feet from the front (south) property line instead of the required 40 feet. This is located in an “R-2” Single-Family Residential District in Jarvis Township at the NE corner of the Intersection of Troy O Fallon

Rd and Old Lebanon Troy Rd, Troy, Illinois, County Board District #2, PIN# 09-2-22-34-00-000-023 (**ZBA Recommended Approval 3-0**)

4. Resolution Z26-0054 – Petition of Lauren Howard and Terry Howard, requesting a Special Use Permit as per §93.025, Section G, Item 9 of the Madison County Zoning Ordinance in order to continue placement of a mobile home on site for the occupancy of Lauren Howard and Terry Howard for a period not to exceed 5 years. This is located in an “R-3” Single-Family Residential District in Chouteau Township at 4911 Hills St, Granite City, Illinois, County Board District #21, PIN# 18-2-14-33-03-302-038 (**ZBA Recommended Approval with Conditions 3-0**)

F. SUBDIVISIONS:

1. Lester and Viola Stock Acres - Minor Plat

G. PURCHASE APPROVALS:

1. Monthly Bills

H. PURCHASE REQUESTS:

1. Item: Special Operations Team Annual Dues

Vendor:	Madison County Special Operations Team
Terms of Agreement:	Annual
Amount:	\$25,000

Section 34.08 Purchases **Exempt from Competitive Sealed Bidding** (A) f) Similar transactions which by their very nature are not suitable to competitive bids. Despite the exemptions, competitive pricing shall be encouraged and /or cost or price analysis.

I. PURCHASE RESOLUTIONS:

J. RESOLUTIONS/ORDINANCES:

K. REFUNDS:

1. Refund Request - B2026-0513
2. Refund Request - B2026-0449

L. ADMINISTRATOR’S REPORTS:

M. UNFINISHED BUSINESS:

N. NEW BUSINESS:

O. CLOSED SESSION:

1. Closed Session, if necessary, for any lawful exemption pursuant to Section 2(c) of the Illinois Open Meetings Act

P. ADJOURNMENT:

The next regularly scheduled meeting of the Building & Zoning Committee will be July 7, 2026

If you have a disability and require a reasonable accommodation to attend this meeting, please contact the County's Compliance Coordinators within 3 business days prior to the scheduled meeting at 618/296-4546 or 618/296-4027 or by email hr@madisoncountyl.gov.