



407 South View Street
P.O. Box 37
Oreana, IL 62554

217-468-2476 (voice)
217-468-2660 (fax)

pd
ck# 6483
6-17-25
[signature]

Zoning Board of Appeals Petition for Zoning Variance

Return this completed form with supporting documentation and a \$25 non-refundable application fee to the Village Clerk. The Village Clerk will notify you when the Zoning Board of Appeals has scheduled a hearing to consider this application.

Name of Petitioner: Robert & Lori Creamer

Phone: 217 413 7599

Street Address: 7 View Circle Oreana IL 62554
City, State Zip

Mailing Address: PO 161 Oreana IL 62554
City, State Zip

Name of Property Owner: Robert & Lori Creamer

Phone: 217 413 7599

Street Address: 108 W Belle Oreana IL 62554
City, State Zip

Mailing Address: PO 161 Oreana IL 62554
City, State Zip

Legal description of property: Oreana lots 546 Block 1 97BK2724/335 BOX 88

Commonly known address: 108 W Belle Oreana

On a separate sheet of paper or on a plat of survey, show all the relevant information concerning the requested variance. Draw the outlines of the property; draw the existing building(s); draw the proposed new construction; indicate the dimensions of the property and buildings; indicate distances between buildings; indicate distances between buildings and property lines.

Specific purpose of variance:

to improve the look of the lot by constructing a building to house a boat, vehicle, trailers, etc instead of them sitting out in an open lot. This would also improve the looks of our residential home by not having them sitting out on our property. We plan to improve the looks of the lot by removing some trees aesthetically

putting up a fence & planting flowers.

Gravel Paved near alley

for future development
water/sewer hookup for garage

Reason Zoning Code regulations can not be followed:

What hardship would result, as distinguished from a mere inconvenience, if the strict letter of the Zoning Code were followed? How is this situation related to the physical surroundings, shape, or topographical conditions of your property?

What conditions, upon which your petition is based, are unique to your property and are not generally applicable to other properties within the same zoning classification?

Conveniently there is not a house on the property, but we would allow for that possibility for the future sewer & water hookup to happen

What conditions, upon which your petition is based, are unique to your property and are not generally applicable to other properties within the same zoning classification?

Is the purpose of the variance based exclusively upon a desire to make more money out of the property?

no

Has the alleged hardship situation been created by any person presently having an interest in the property?

no

Will the granting of the variance be significantly detrimental to the public welfare or substantially injurious to other property or improvements in the neighborhood?

no

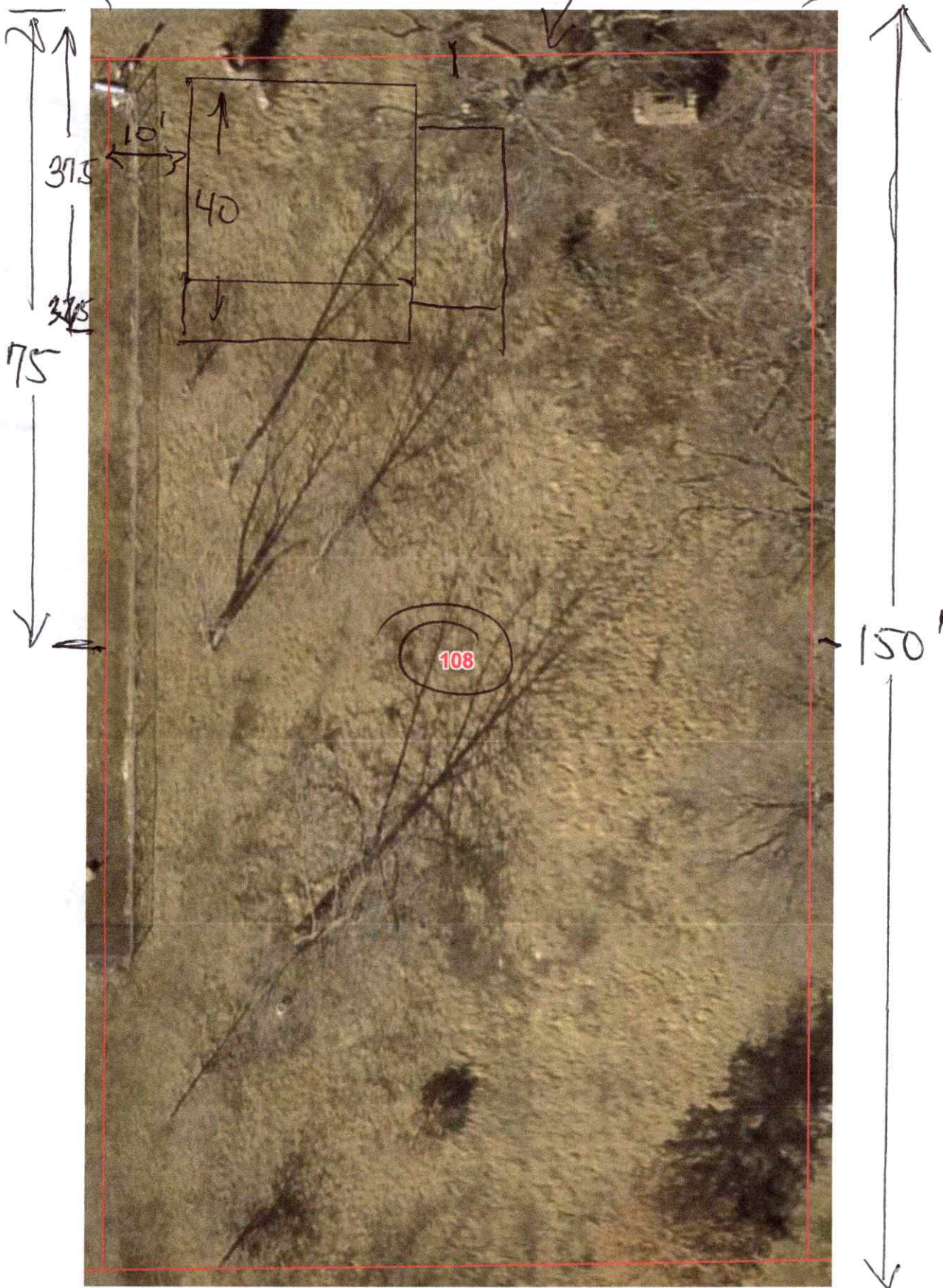
What conditions, upon which your petition is based, are unique to your property and are not generally applicable to other properties within the same zoning classification?

Will the proposed variance impair an adequate supply of light or air to adjacent properties, substantially increase the congestion in the public streets, increase the danger of fire, endanger the public safety, or substantially diminish or impair property values within the neighborhood?

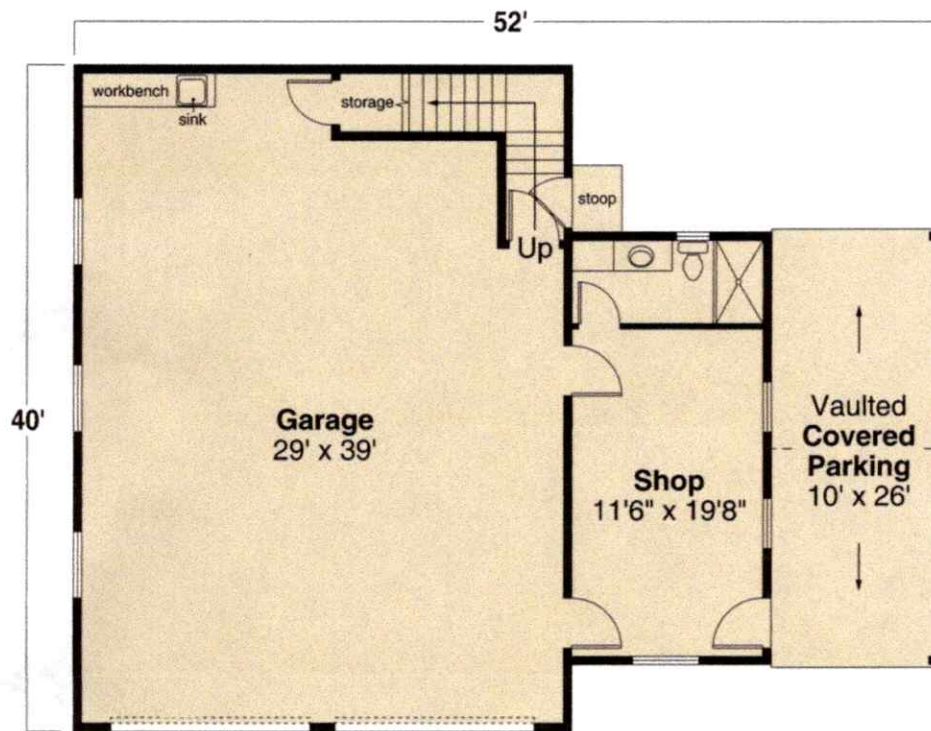
no

Alley 88'

Dangerous tree to be cut



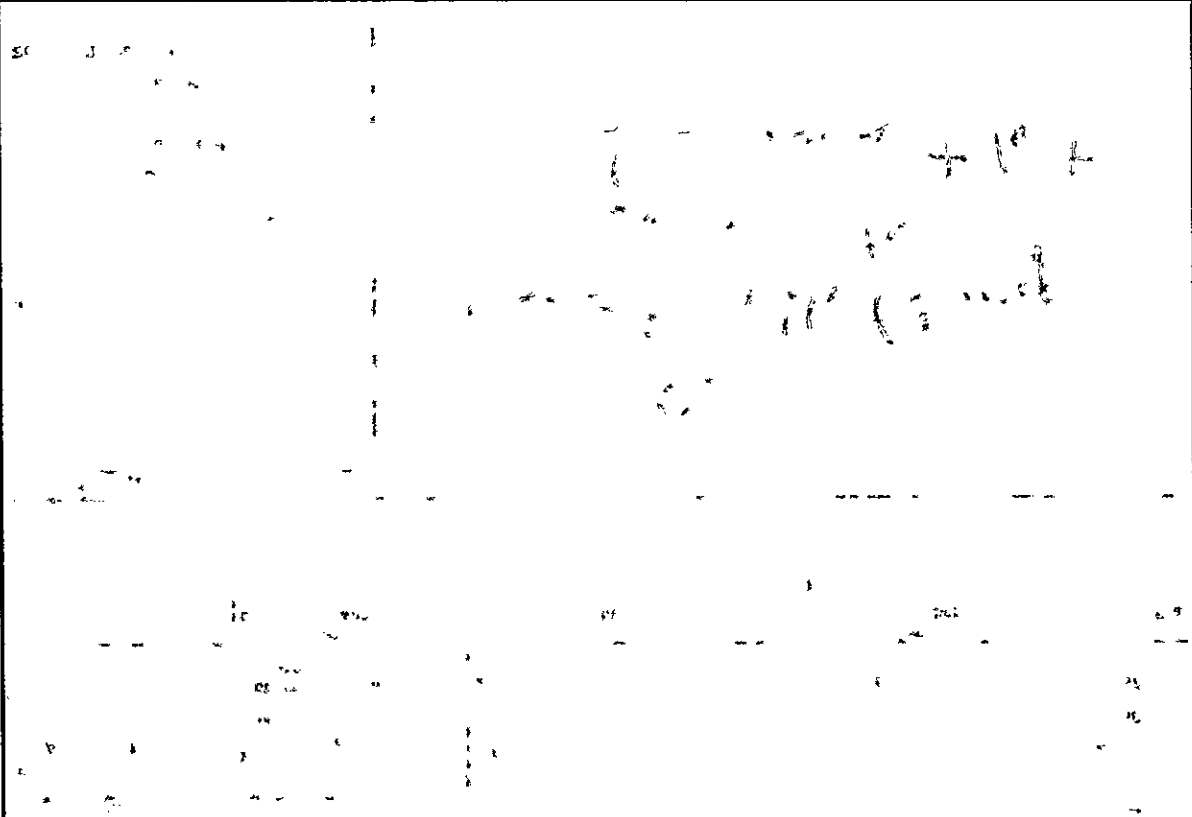
Belle Street



Macon County				18-08-16-177-015						
DECATUR, IL 62554 Mailing Address: HALL THOMAS A & HEIDI M RR 1 BOX 26 OREANA, IL 62554		Property Class: 0030 Residential Vacant		Assessments						
		Subdivision:		Year	Unimproved	Improved	Buildings	Other Buildings	Total	Reason Code
		Lot Dimensions: 0.00 X 0.00		2024	0	2,233	0	0	2,233	
		Lot Size: Acres: 0.00 0.00		2023	0	2,025	0	0	2,025	
				2022	0	1,858	0	0	1,858	
				2021	0	1,757	0	0	1,757	
Legal Description: OREANA ESTATES LOT 3 94BK2540/903 150X80		Sale Information Date Owner 04/01/1994			Amount Deed Type \$8,900		Permit Information Date Number Cost Classification			
Building Information				Park Court Large Portable Garage Delivered to this vacant lot						
Neighborhood:										
Type of Use:										
Classification:										
Quality Grade:										
Year Built: 0										
Ground Sq. Ft.: 0										
Building Sq. Ft.: 0										
Basement:										
Garage Sq. Ft.:										
Bathrooms: Full 0 Half Extra										
Fireplace: 0 Central A/C 0										
Deck Sq.Ft. 0 Patio Sq.Ft. 0										
OFF Sq.Ft. 0 OMP Sq.Ft. 0										
EFP Sq. Ft. 0 EMP Sq.Ft. 0										
User Defined Building Characteristics										

Date Printed: 03/13/2025

Macon County

Parcel Number: 18-08-16-177-015	Township: WHITMORE
Address: DECATUR, IL 62554	Property Class: 0030 Residential Vacant Land Neighborhood: Subdivision:
	

Macon County

18-08-09-453-008

**202 W BELLE ST
DECATUR, IL 62554**

Mailing Address:
CHARRON WAYNE M & KATHY
206 W BOWER
OREANA, IL 62554

Property Class:
0040 Residential

Subdivision:

Lot Dimensions:
0.00 X 0.00

Lot Size: **Acres:**
0.00 0.00

Assessments

Year	Unimproved	Improved	Buildings	Other Buildings	Total	Reason Code
2024	0	4,442	7,482	0	11,924	
2023	0	4,028	6,784	0	10,812	
2022	0	3,696	6,224	0	9,920	
2021	0	3,495	5,886	0	9,381	

Legal Description:

OREANA LOTS 1 & 2 BLK 2 96BK2646/968
150X86

Sale Information

Date	Owner	Amount	Deed Type
10/01/2004	CHARRON WAYNE	\$15,000	WARRANTY DEED
04/01/1996		\$20,000	

Permit Information

Date	Number	Cost	Classification
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Building Information

Neighborhood:

Type of Use: Single Family

Classification: 1.0 Story

Quality Grade: D

Year Built: 1900

Ground Sq. Ft.: 768

Building Sq. Ft.: 768

Basement:

Garage Sq. Ft.:

Bathrooms: Full 1 Half Extra

Fireplace: 0 Central A/C 0

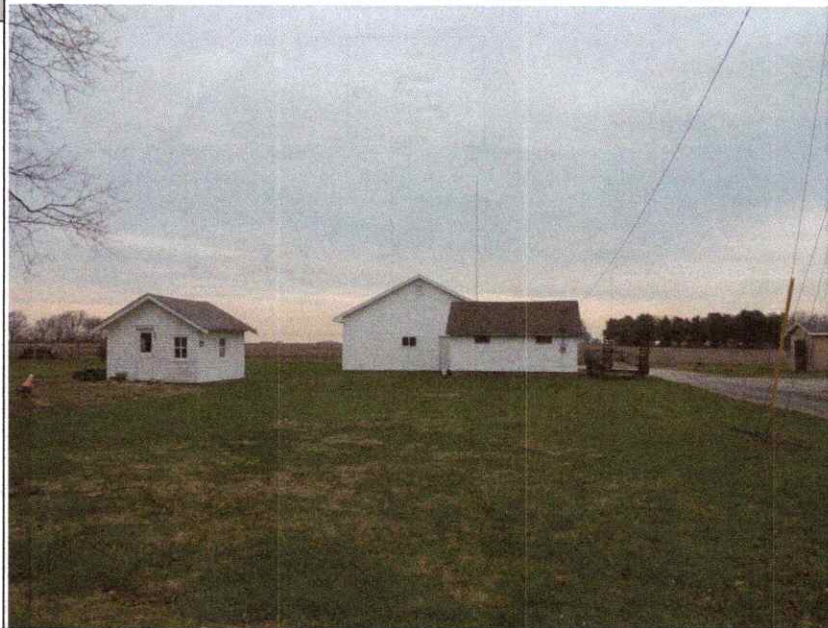
Deck Sq.Ft. 0 Patio Sq.Ft. 0

OFP Sq.Ft. 96 OMP Sq.Ft. 0

EFP Sq. Ft. 0 EMP Sq.Ft. 0

User Defined Building Characteristics

OLD SHED Additive 1.00 OB
Detached Garage (Frame) Additive 1,080.00 OB



Date Printed: 03/13/2025

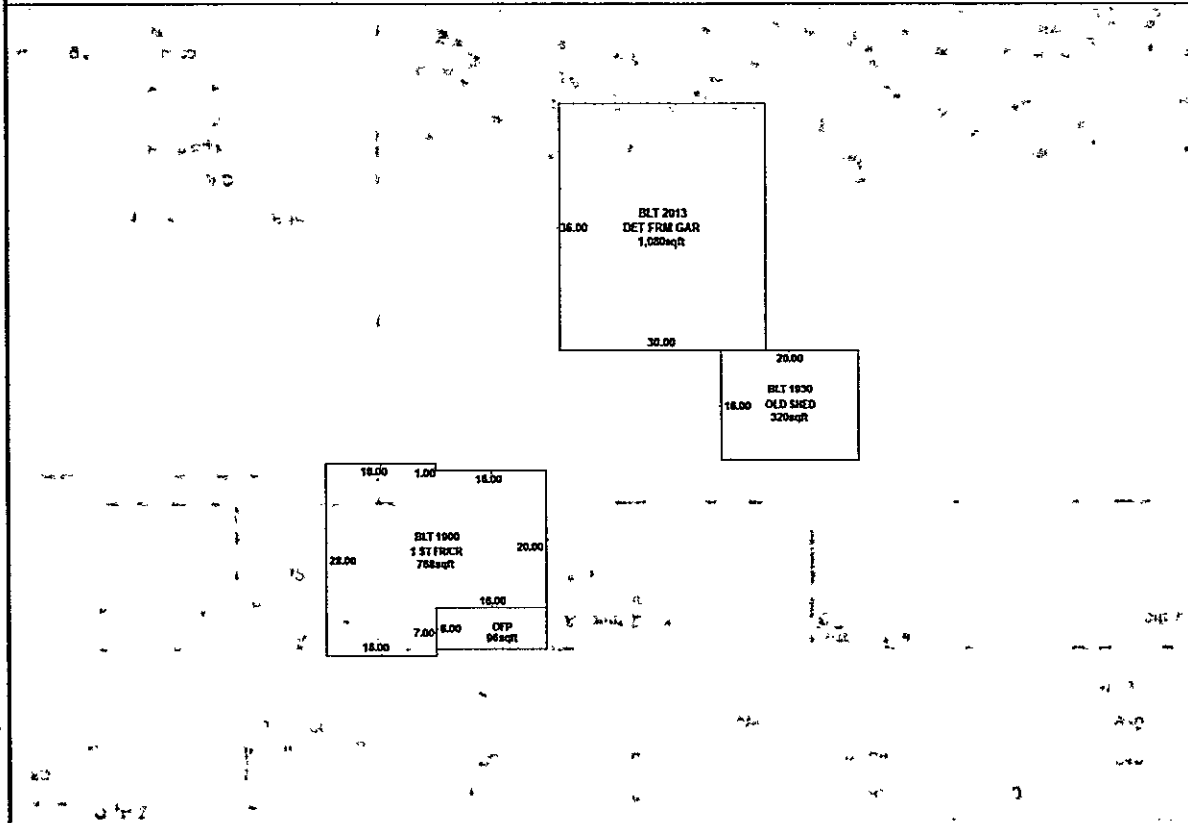
Macon County

Parcel Number: 18-08-09-453-008

Township: WHITMORE

Address: 202 W BELLE ST
DECATUR, IL 62554

Property Class: 0040 Residential
Neighborhood:
Subdivision:



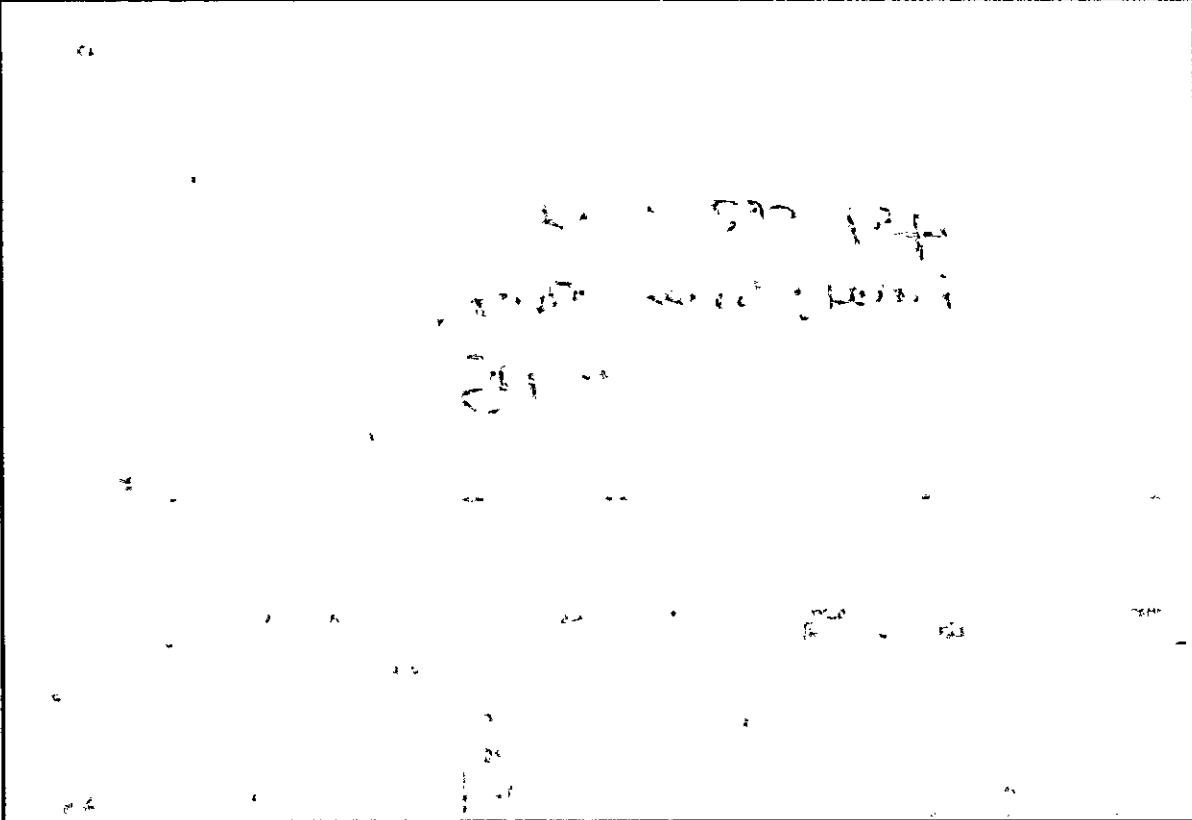
Macon County		18-08-09-456-001																																																																																						
215 W BELLE ST OREANA, IL 62554 Mailing Address: STUBBLEFIELD TRACY L 215 W BELLE ST OREANA, IL 62554	Property Class: 0030 Residential Vacant Subdivision: Lot Dimensions: 0.00 X 0.00 Lot Size: Acres: 0.00 0.00	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <th colspan="6" style="text-align: left; padding: 2px;">Assessments</th> </tr> <tr> <th style="text-align: left; padding: 2px;">Year</th> <th style="text-align: right; padding: 2px;">Unimproved</th> <th style="text-align: right; padding: 2px;">Improved</th> <th style="text-align: right; padding: 2px;">Buildings</th> <th style="text-align: right; padding: 2px;">Other Buildings</th> <th style="text-align: right; padding: 2px;">Total</th> <th style="text-align: left; padding: 2px;">Reason Code</th> </tr> <tr> <td style="padding: 2px;">2024</td> <td style="text-align: right; padding: 2px;">0</td> <td style="text-align: right; padding: 2px;">4,442</td> <td style="text-align: right; padding: 2px;">0</td> <td style="text-align: right; padding: 2px;">0</td> <td style="text-align: right; padding: 2px;">4,442</td> <td style="padding: 2px;"></td> </tr> <tr> <td style="padding: 2px;">2023</td> <td style="text-align: right; padding: 2px;">0</td> <td style="text-align: right; padding: 2px;">4,028</td> <td style="text-align: right; padding: 2px;">0</td> <td style="text-align: right; padding: 2px;">0</td> <td style="text-align: right; padding: 2px;">4,028</td> <td style="padding: 2px;"></td> </tr> <tr> <td style="padding: 2px;">2022</td> <td style="text-align: right; padding: 2px;">0</td> <td style="text-align: right; padding: 2px;">3,696</td> <td style="text-align: right; padding: 2px;">0</td> <td style="text-align: right; padding: 2px;">0</td> <td style="text-align: right; padding: 2px;">3,696</td> <td style="padding: 2px;"></td> </tr> <tr> <td style="padding: 2px;">2021</td> <td style="text-align: right; padding: 2px;">0</td> <td style="text-align: right; padding: 2px;">3,495</td> <td style="text-align: right; padding: 2px;">0</td> <td style="text-align: right; padding: 2px;">0</td> <td style="text-align: right; padding: 2px;">3,495</td> <td style="padding: 2px;"></td> </tr> </table>		Assessments						Year	Unimproved	Improved	Buildings	Other Buildings	Total	Reason Code	2024	0	4,442	0	0	4,442		2023	0	4,028	0	0	4,028		2022	0	3,696	0	0	3,696		2021	0	3,495	0	0	3,495																																													
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Legal Description: OREANA W1/2 LOT 7 & ALL LOT 8 BLK 3 150X66 BK3968/713	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <th colspan="2" style="text-align: left; padding: 2px;">Sale Information</th> <th style="text-align: left; padding: 2px;">Amount</th> <th style="text-align: left; padding: 2px;">Deed Type</th> </tr> <tr> <td style="text-align: left; padding: 2px;">Date</td> <td style="text-align: left; padding: 2px;">Owner</td> <td style="padding: 2px;"></td> <td style="padding: 2px;"></td> </tr> <tr> <td style="padding: 2px;">07/08/2003</td> <td style="padding: 2px;"></td> <td style="text-align: right; padding: 2px;">\$10,000</td> <td style="padding: 2px;"></td> </tr> </table>		Sale Information		Amount	Deed Type	Date	Owner			07/08/2003		\$10,000		<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <th colspan="2" style="text-align: left; padding: 2px;">Permit Information</th> <th style="text-align: left; padding: 2px;">Cost</th> <th style="text-align: left; padding: 2px;">Classification</th> </tr> <tr> <td style="text-align: left; padding: 2px;">Date</td> <td style="text-align: left; padding: 2px;">Number</td> <td style="padding: 2px;"></td> <td style="padding: 2px;"></td> </tr> <tr> <td style="padding: 2px;"></td> <td style="padding: 2px;"></td> <td style="padding: 2px;"></td> <td style="padding: 2px;"></td> </tr> </table>	Permit Information		Cost	Classification	Date	Number																																																																			
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User Defined Building Characteristics																																																																																								

Sites
 Numerous items
 stored on lot

Date Printed: 03/13/2025

Macon County

Parcel Number: 18-08-09-456-001	Township: WHITMORE
Address: 215 W BELLE ST OREANA, IL 62554	Property Class: 0030 Residential Vacant Land Neighborhood: Subdivision:



Macon County

18-08-09-479-003

DECATUR, IL 62554 Mailing Address: LAMONT JACK D & BARBARA 121 E BURGESS OREANA, IL 62554	Property Class: 0011 Farm Land with	Assessments						
	Subdivision:	Year	Unimproved	Improved	Buildings	Other Buildings	Total	Reason Code
	Lot Dimensions: 0.00 X 0.00	2024	2,656	0	0	4,170	6,826	
	Lot Size: Acres: 72,600.00 3.25	2023	2,513	0	0	4,170	6,683	
		2022	2,383	0	0	4,170	6,553	
		2021	2,264	0	0	4,170	6,434	

Legal Description: SEC09-T17N-R3E PT OF SE1/4 SE1/4 3.255A (EX RR ST RD 48 EX S411 OFTHAT PT W ST RT 48 & EX OLDWEILERS 2ND ADD SE1/4 SE1/4 &	Sale Information			Permit Information			
	Date	Owner	Amount	Deed Type	Date	Number	Cost Classification

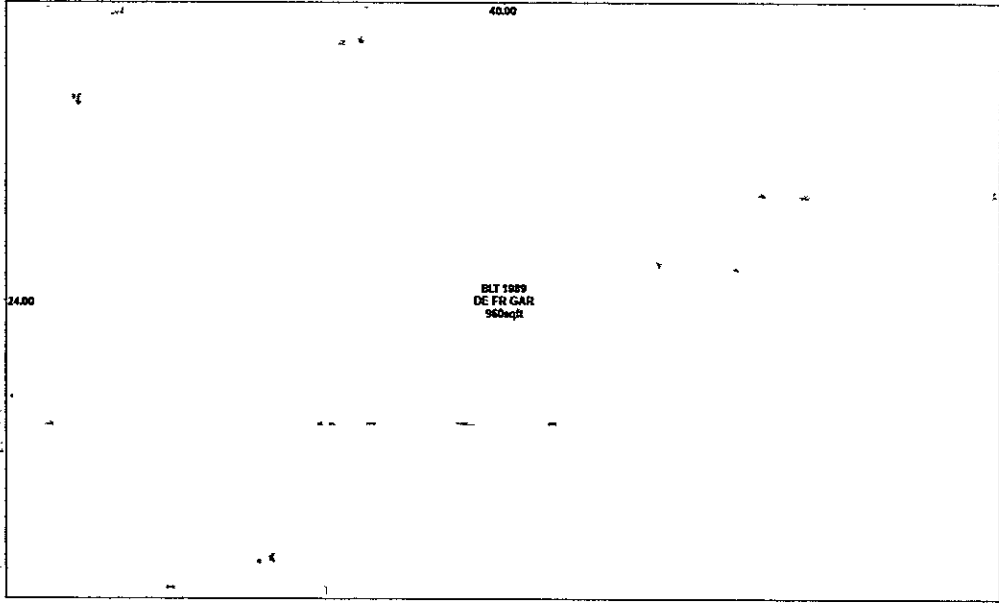
Building Information			
Neighborhood:			
Type of Use:			
Classification:			
Quality Grade:			
Year Built: 0			
Ground Sq. Ft.:		0	
Building Sq. Ft.:		0	
Basement:			
Garage Sq. Ft.:			
Bathrooms:	Full 0 Half Extra		
Fireplace:	0 Central A/C	0	
Deck Sq.Ft.	0 Patio Sq.Ft.	0	
OFP Sq.Ft.	0 OMP Sq.Ft.	0	
EFP Sq. Ft.	0 EMP Sq.Ft.	0	
User Defined Building Characteristics			
DETACHED GARAGE- FRAME Additive 960.00 OB			



Date Printed: 03/13/2025

Macon County

Parcel Number: 18-08-09-479-003	Township: WHITMORE
Address: DECATUR, IL 62554	Property Class: 0011 Farm Land with Buildings Neighborhood: Subdivision:



40.00

24.00

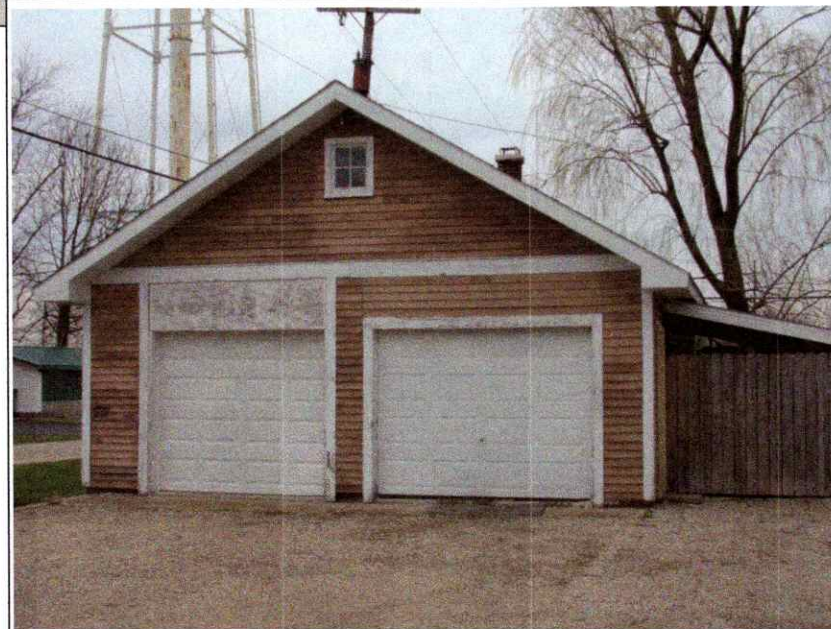
BLT 1889
DE FR GAR
500sqft

Macon County

18-08-09-477-005

DECATUR, IL 62554 Mailing Address: LANDIS JIM 110 E BELLE OREANA, IL 62554	Property Class: 0040 Residential	Assessments					
	Subdivision:	Year	Unimproved	Improved	Buildings	Other Buildings	Total Reason Code
	Lot Dimensions: 0.00 X 0.00	2024	0	2,135	1,872	0	4,007
	Lot Size: Acres: 0.00 0.00	2023	0	1,936	1,697	0	3,633
		2022	0	1,776	1,557	0	3,333
		2021	0	1,679	1,472	0	3,151
Legal Description: LEHEWS SUBD (EX N52') LOT 1 80.5X60	Sale Information Date Owner 07/01/2012 LANDIS JIM 10/01/2009 WHEELER	Amount Deed Type \$12,000 WARRANTY DEED \$10,000 WARRANTY DEED	Permit Information Date Number Cost Classification				

Building Information				
Neighborhood:				
Type of Use:				
Classification:				
Quality Grade:				
Year Built: 0				
Ground Sq. Ft.: 0				
Building Sq. Ft.: 0				
Basement:				
Garage Sq. Ft.:				
Bathrooms:	Full	0	Half	Extra
Fireplace:	0	Central A/C		0
Deck Sq.Ft.	0	Patio Sq.Ft.		0
OFP Sq.Ft.	0	OMP Sq.Ft.		0
EFP Sq. Ft.	0	EMP Sq.Ft.		0
User Defined Building Characteristics				
Detached Garage (Frame) Additive 864.00 OB				



Date Printed: 03/13/2025

Macon County

Parcel Number: 18-08-09-477-005	Township: WHITMORE
Address: DECATUR, IL 62554	Property Class: 0040 Residential Neighborhood: Subdivision:
