

MINUTES
PLANNING AND ZONING COMMISSION MEETING
COUNCIL CHAMBERS OF GALESBURG CITY HALL
55 W TOMPKINS ST, GALESBURG, IL
Tuesday, March 24, 2026 at 5:30 p.m.

MEMBERS PRESENT: Ardennia Leahy, Mark Lee, Carla Markwart, Steve McKelvie, Jason Paulsgrove, Mark Thomas, 6.
MEMBERS ABSENT: Katina Cochrane, 1.
OTHERS PRESENT: Steve Gugliotta AICP-Director of Community Development.

Chairperson declared quorum present.

Approve Minutes of the January 13, 2026 meeting

Member McKelvie moved to approve the minutes, seconded by Member Lee.

Minutes were approved by voice vote.

Update Past Planning and Zoning Commission items

- Special Use request to allow a community solar installation, 275 Lloyd Stearman Drive was approved at the last Planning & Zoning Commission meeting.
- Minor Plat of the Davis and Sons Storage Subdivision, 688 US Hwy 150 E and 671 Knox Rd 1400 N. was recommended for approval by the Planning & Zoning Commission. City Council approved the Minor Plat at their February 2, 2026 meeting.
- Minor Plat of the Ladner Land Subdivision, 123-129 Knox Hwy 31 was recommended for approval by the Planning & Zoning Commission. City Council approved the Minor Plat at their February 2, 2026 meeting.

Receive Citizen Comment

None Received.

**PZ-26-0301 Public Hearing Variance of area covered by ground solar energy system,
1037 Willard St.**

The Commission members considered the following items:

- The system will be located in the rear yard, will comply with all setback and height requirements, and will remain well within the allowable accessory structure coverage for the property. The proposed installation appears consistent with the intent of the zoning ordinance to allow accessory renewable energy systems while maintaining reasonable site impacts; and

- That the granting of the variance will not be detrimental to the public welfare or injurious to other property or improvements in the neighborhood in which the property is located; and
- That the proposed variance will not impair an adequate supply of light and air to adjacent property, substantially increase the danger of fire, otherwise endanger the public safety, or substantially diminish or impair property values within the neighborhood; and
- The Development Review Committee reviewed the request at their March 4, 2026 meeting and recommended approval.

Member McKelvie moved, seconded by Member Lee to recommend approval.

Roll Call #1

Ayes: Leahy, Lee, Markwart, McKelvie, Paulsgrove, Thomas, 6.

Nays: None.

Abstentions: None.

Chairperson declared the motion approved

PZ-26-0302 Public Hearing Minor Plat of the 144 N. Broad Street Subdivision

The Commission members considered the following items:

- The subdivision is in compliance with the Development Ordinance.
- The Development Review Committee reviewed the request at their February 4, 2026 meeting and recommended approval.

Member Markwart moved, seconded by Member Thomas to recommend approval.

Roll Call #2

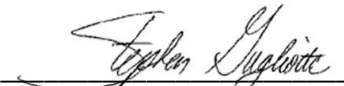
Ayes: Leahy, Lee, Markwart, McKelvie, Paulsgrove, Thomas, 6.

Nays: None.

Abstentions: None.

Chairperson declared the motion approved

There being no further business, the meeting adjourned at 5:50 p.m.



Steve Gugliotta, Director of Community Development