



**CITY COUNCIL
MEMORANDUM**



ITEM: Ordinance 2026-12: An Ordinance Granting a Variance Reducing a Rear-Yard Setback at 811 Tyler Ct., Monticello, Illinois	DEPARTMENT: City Administration
AGENDA SECTION: New Business	SUBMITTED BY: Jim Grabarczyk, Community Development Director
ATTACHMENTS: (X) ORDINANCE () RESOLUTION (X) OTHER SUPPORTING DOCUMENTS	DATE: January 22 nd , 2026

BACKGROUND:

Applicant- Haley and William Willoughby (Owners) is seeking a Variance to allow a reduced 6-foot rear yard setback to their property, zoned Urban Residential (RD) zone per § 153.019 (C) (1).”

Granting the Variance will not be detrimental to or endanger the public health, safety, morals, comfort or general welfare of the normal and orderly development, improvement of surrounding properties.

Public Notice was posted in the Piatt County Journal Republican, adjacent property owners were notified, and the public hearing was conducted at the January 20th, 2026 PZB meeting.

Supporting documents include: the PZB Motion, the public notice published in the December 24th, 2025 edition of the Piatt County Journal Republican, Vicinity Map, site layout.

RECOMMENDED ACTION:

It is recommended that the City Council discuss and approve the Variance allowing a reduced 6-foot rear yard setback for 811 Tyler Ct, City of Monticello, Piatt County, IL as submitted at the regularly scheduled meeting **January 26th, 2026.**