

**CITY OF EAST DUBUQUE
ZONING BOARD MEETING**

261 Sinsinawa Ave
East Dubuque, IL

Monday
April 27, 2026
6:00 p.m.

Please stand for the Pledge of Allegiance

I. Call to Order

- A. Roll Call / City Clerk Pam McCarthy
- B. Establishment of Quorum / Chairperson Dave Lechnir

II. Procedures

- A. Reading of the Legal Notice / Chairperson Dave Lechnir
- B. Explanation of Hearing Procedures and Order of Business / Chairperson Dave Lechnir
- C. Presentation from Rezoning Applicant – Chad Ellis of Chad Ellis Construction, Inc.

III. Questions & Comments

- A. Members of the Zoning Board
- B. Public Comments in Favor of the Request
- C. Public Comments Opposed to the Request
- D. Final Comments from Zoning Board

IV. Staff Report & Recommendations from Zoning Administrator

- A. Findings of Fact / City Manager Bob Seitz
- B. Discussion and Possible Action on Recommendation to City Council
 - i. Discussion and Possible Action to Approve Rezoning Application for Chad Ellis Construction at 201 Hill St. in the City of East Dubuque, Jo Daviess County, Illinois **ROLL CALL**

V. Other Business

VI. Adjournment