

**VILLAGE OF TOLONO
PLANNING & ZONING BOARD
December 10th, 2025**

The Village of Tolono Planning & Zoning Board met on December 10th, 2025, in the public meeting room at the Tolono Police Department, located at 205 E. Main St., Tolono, IL. Marlow called the meeting to order at 6:01 PM. Roll call found the following members present: Jamie Snodgrass, Nate Harden, Sean Talbott, Kennedy Marlow, and Jeanene Edmison.

All stood for the Pledge of Allegiance.

PUBLIC COMMENTS – None.

REPORTS, COMMENTS, ANNOUNCEMENTS – Brief discussion involving checking if a permit is needed for pouring a concrete slab and/or to put a purchased shed on a property; Harden to follow up with Brandy tomorrow. Also had a brief discussion on a homemade play structure that is taller than typical play structures (and not secured to the ground) on the edge of a property next to a church; pastor is concerned of structural integrity, height of structure should it fall onto church property, and if a child falls from the play structure onto church property how insurance would handle it; all members agreed to research this (height and/or stability of a play structure, etc.).

APPROVAL OF PRIOR MINUTES – Motion by Snodgrass, seconded by Talbott. Motion passed.

OLD BUSINESS – Mayor Stuber introduced our newest P&Z Board Member Jeanene Edmison; he also mentioned there is someone else who is interested in joining the board and will be reaching out to us individually soon. No updates on grant work.

NEW BUSINESS –

A. All members of P&Z board, motioned first by Marlow, seconded by Snodgrass, and with all members in agreement, recommend to the Village of Tolono Board that Dale and Virginia's variation application for 745 County Rd 900 E Tolono, IL 61880 be approved. Reasoning is that separating the homestead from the farmstead is understandable and common practice; the property itself is not part of Tolono, only Tolono adjacent, and there is no reason sectioning off the homestead from the farmland would harm Tolono in any way. Therefore, we are all in favor.

ADJOURNMENT - Motion by Marlow, seconded by Harden to adjourn the meeting at 6:38PM. Roll call: Marlow, aye; Snodgrass, aye. Motion passed.

Respectfully Submitted,
Kennedy Marlow
P&Z Board Member