



Notice: A regular meeting of the Zoning Board of Appeals of the Village of Northfield is scheduled in the First Floor Board Room at Village Hall, 361 Happ Road, Northfield, IL.

**MEETING AGENDA
REGULAR MEETING OF THE
ZONING BOARD OF APPEALS
WEDNESDAY, JANUARY 7, 2026, at 7:00 p.m.**

- I. Call to Order / Roll Call**
- II. Approval of the Summary Notes of the Zoning Board of Appeals meeting – November 5, 2025**
- III. 423 CENTRAL AVENUE - Consideration of a south side yard Class I variation from the required 10.00 feet (Village Code, Appendix A, Article XVIII, Section 18.2) resulting in a 5.75 foot south side yard setback to allow for the installation of a generator.**

Submitted by: Tom Bernardi on behalf of Thurber Junction-Bowling Green, LLC
Property Index Number: 05-19-114-001-0000
Project Number: ZBA2025-0004
- IV. 90 MEADOWVIEW DRIVE - Consideration of a north front yard Class I variation from the required 40.00 feet (Village Code, Appendix A, Article V, Section 5.4) resulting in an 18.92 foot north front yard setback to allow for a residential addition.**

Submitted by: Stephen “Ralph” and Jody Gerbie
Property Index Number: 05-30-201-017-0000
Project Number: ZBA2025-0005
- V. Public Comment**
- VI. Adjourn**