

**ST. CLAIR COUNTY
ZONING BOARD OF APPEALS
AGENDA**

January 6, 2026

Board Members:

Chairman Scott Penny

George Meister

Kent Heberer

Steve Lindauer

Alexa Edwards

Steven Howell

1. Pledge of Allegiance
2. Call Meeting to Order
3. Roll Call
4. Public Comment
5. Approve Minutes of December 2, 2025
6. New Business

A) 6:00 P.M. -- 2025-18-SP -- Dennis & Brenda Kombrink, 1145 Milburn School Road, O'Fallon, Illinois and Darrell W. Kombrink, 745 Milburn School Road, O'Fallon, Illinois, Owners and Caseyville IL 1, LLC, 1000 Wilson Boulevard #2400, Arlington, Virginia, Applicants. This is a request for a Special Use Permit to allow a 4.99 MW Commerical Solar Energy System, with an approximate project size of 33.98-acres, on a 96.28-acre parcel in an "A" Agricultural Industry Zone District, on property known as 1621 Pausch Road, O'Fallon, Illinois, in Caseyville Township.
(Parcel #03-11.0-100-032)

B) 6:15 P.M. -- 2025-15-SP -- Steven W. Lindauer, 5600 Douglas Road, Belleville, Illinois, Owner and NFE Belleville A, LLC, 181 Dudley Road, Newton, Massachusetts, Applicants. This is a request for a Special Use Permit to allow a 3.6 MW Commerical Solar Energy System, with an approximate project size of 16.97-acres, on a 47.28-acre parcel in an "A" Agricultural Industry Zone District, on property known as 2403 S Illinois Street, Belleville, Illinois, in St. Clair Township.
(Parcel #08-33.0-403-002)

C) 6:30 P.M. -- 2025-16-SP -- Steven W. Lindauer, 5600 Douglas Road, Belleville, Illinois, Owner and NFE Belleville B, LLC, 181 Dudley Road, Newton, Massachusetts, Applicants. This is a request for a Special Use Permit to allow a 3.3 MW Commerical Solar Energy System, with an approximate project size of 16.14-acres on a 47.28-acre parcel in an "A" Agricultural Industry Zone District, on property known as 2403 S Illinois Street, Belleville, Illinois, in St. Clair Township.
(Parcel # 08-33.0-403-002)

7) Old Business

8) Adjournment

Elected Officials:

G.W. Scott Jr., County Board District # 2 (2025-18-SP)
James Krummrich, Caseyville Twp Supervisor (2025-18-SP)
John Waldron, Caseyville Hwy Comm (2025-18-SP)

Scott Tiemann, County Board District # 14 (2025-15-SP) (2025-16-SP)
Shelly Tribout-Korves, St Clair Twp Supervisor (2025-15-SP) (2025-16-SP)
Bob Trentman, St Clair Twp Hwy Comm (2025-15-SP) (2025-16-SP)