

BOARD OF ZONING APPEALS
CITY OF MILWAUKEE

REGULAR MEETING - January 25, 2001
City Hall, Common Council Committee Room 301-A

MINUTES

PRESENT:

Chairman: Craig H. Zetley (*voting on items 1-34*)

Members: Henry P. Szymanski (*voting on items 1-33*)
Scott R. Winkler (*voting on items 1-34*)
Roy B. Nabors (*voting on items 1-34*)

Alt. Board Members: Georgia M. Cameron (*voting on items 1-26, 34*)
Donald Jackson (*voting on items 27-34*)

START TIME: 2:05 p.m.

END TIME: 5:25 p.m.

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
1	23340 Change of Operator	Angela B. Scott, Lessee Request to continue occupying the premises as a day care center.	3416 N. Port Washington Rd. 6th Dist.
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Georgia Cameron.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
2	23333 Extension of Time	Jesus Marin-Cano, Property Owner Request to comply with the conditions of case no. 22958.	2400 S. 12th St. 8th Dist.
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Georgia Cameron.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
3	23303 Dimensional Variance	Richard J. Stelmaszewski; Property Owner Request to convert the existing commercial building into a residential unit without the required lot area.	1401 W. Oklahoma Av. 14th Dist.
	Action:	Dismissed	
	Motion:	Henry Szymanski moved to dismiss the appeal. Seconded by G. Cameron.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
4	23341 Change of Operator	Fish Unlimited Thomas Davis; Lessee Request to continue occupying the premises as a type 'B' restaurant.	1501-03 W. Center St. 17th Dist.
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Georgia Cameron.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
5	23342 Extension of Time	Francis Matolengwe, Lessee Request to comply with conditions of case No. 22620.	1243 W. Vliet St. A/K/A 1239-43 W. Vliet St. 17th Dist.
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Georgia Cameron.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
6	23337 Change of Operator	Scott Jakubowski S & S Auto Sales Inc. Request for a Change of Operator to continue occupying the premises as a used car lot.	9838 W. Appleton Av. 15th Dist.
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Georgia Cameron.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
7	23145 Dimensional Variance	National Property Enterprises; Property Owner Request to establish a 5 unit apartment building without the required parking.	1508 N. Cass St. 3rd Dist.
	Action:	Dismissed for lack of jurisdiction	
	Motion:	Henry Szymanski moved to dismiss the appeal. Seconded by Georgia Cameron.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
8	23369 Change of Operator	Love, Laugh, and Learn, LLC. Jeff Bausch; Property Owner Request to continue occupying the premises as a day care center.	8028 W. Capitol Dr. 5th Dist.
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Georgia Cameron.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
9	23360 Special Use	Pentecostals of WI, Inc., Lessee Request to continue occupying the premises as a church.	2121 W. Wisconsin Av. 4th Dist.
	Action:	Granted 10 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Georgia Cameron.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> 1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations. 2. That any permits required to execute the approved plans be obtained within six (6) months of the date hereof. 3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained. 4. That all previous conditions of the Board regarding this property are complied with. 5. That this Special Use and this Variance are granted for a period of ten (10) years, commencing with the date hereof. 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
10	23351 Special Use	St. Joseph's Hospital; Lessee Lou Yaeger Request to continue occupying the premises as a day care center for 30 children, 6 wks. to 11 yrs., from 6:30 a.m. to 6:00 p.m.	3119 N. 52nd St. A/K/A 3117-19 N. 52nd St. 7th Dist.
	Action:	Granted 10 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Georgia Cameron.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> 1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations. 2. That any permits required to execute the approved plans be obtained within six (6) months of the date hereof. 3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained. 4. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof. 	
11	23352 Special Use	St. Joseph's Hospital; Lessee Lou Yaeger Request to continue occupying the premises as a day care center for 50 children, ages 2 - 11 yrs., from 6:30 a.m. to 6:00 p.m.	5226 W. Burleigh St. 7th Dist.
	Action:	Granted 10 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Georgia Cameron.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> 1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations. 2. That any permits required to execute the approved plans be obtained within six (6) months of the date hereof. 3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained. 4. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof. 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
12	23338 Special Use	Mega Realty, Inc.; Property Owner John J. Papanos	7720 W. Good Hope Rd. 9th Dist.
		Request to construct a new building and occupy it as a retail sales facility.	
	Action:	Granted 20 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Georgia Cameron.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> 1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations. 2. That any permits required to execute the approved plans be obtained within six (6) months of the date hereof. 3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained. 4. That landscaping and screening plans are revised to include an urban edge treatment and to eliminate the proposed berm. 5. That the petitioner work with the Department of City Development - Planning Administration staff on an acceptable site, facade, and signage plans, and that such plans are approved by the department prior to the issuance of any permits. 6. That the petitioner provide identifiable pedestrian links to the site from West Good Hope Road. 7. That site illumination must be controlled to prevent glare onto adjacent streets and properties. 8. That the petitioner receive site plan review overlay district approval from the City Plan Commission. 9. That this Special Use is granted for a period of ten (20) years, commencing with the date hereof. 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
13	23346 Special Use	Sweet Communion Baptist Church Pastor Brian Kenner; Prospective Buyer	3765 N. 35th St. 10th Dist.
		Request to occupy the premises as a church.	
	Action:	Granted 10 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Georgia Cameron.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> 1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations. 2. That any permits required to execute the approved plans be obtained within six (6) months of the date hereof. 3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained. 4. That the parking lot is marked as shown on the site plan. 5. That landscaping and screening plans are submitted which meet the intent of s.295-75. 6. That the windows along the North 35th Street frontage remain as clear glass and are maintained in an attractive manner. 7. That this Special Use and this Variance are granted for a period of ten (10) years, commencing with the date hereof. 	
14	23336 Use Variance	Walker's Point Development Corp.; Property Owner	1200 W. National Av. 12th Dist.
		Request to occupy the premises as a transitional living program for 14 adults.	
	Action:	Adjourned	
	Motion:	This item was adjourned at the request of the alderman and will be rescheduled at the next available hearing.	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
15	23355 Use Variance	Genoveva Uribe, Property Owner Request to construct an addition to the existing type 'A' restaurant.	901 S. 10th St. 12th Dist.
	Action:	Granted 10 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Georgia Cameron.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> 1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations. 2. That any permits required to execute the approved plans be obtained within six (6) months of the date hereof. 3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained. 4. That these Variances are granted for a period of ten (10) years, commencing with the date hereof. 	
16	23343 Use Variance	Esmeralda Quiles, Property Owner Request to occupy the premises as a retail flower shop and seamstress service.	3353 S. 13th St. 14th Dist.
	Action:	Granted 10 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Georgia Cameron.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> 1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations. 2. That any permits required to execute the approved plans be obtained within six (6) months of the date hereof. 3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained. 4. That this Variance is granted for a period of ten (10) years, commencing with the date hereof. 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
17	23363 Special Use	Chester Shevey d/b/a Glendale Sports Cars	5150 N. 124th St. 15th Dist.
		Request to occupy the premises as a motor vehicle sales facility.	
	Action:	Granted 10 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Georgia Cameron.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> 1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations. 2. That any permits required to execute the approved plans be obtained within six (6) months of the date hereof. 3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained. 4. That there is no outdoor storage of nuisance vehicle, auto part or tires. 5. That the vehicle display area is screened from North 124th Street by either an opaque fence similar in height and appearance to the opaque fence to the north of the building or by providing landscaping and screening, which meets the intent of s.295-75 for a used car sales lot. 6. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof. 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
18	23353 Special Use / Variance	Hurt Temple C.O.G.I.C. Rev. Walter T. Hurt and Mrs. Olivia M. Hurt; Property Owner Request to continue occupying the premises as a church. Action: Granted 10 yrs. Motion: Henry Szymanski moved to grant the appeal. Seconded by Georgia Cameron. Vote: 4 Ayes, 0 Nays, 1 C. Zetley Abstained. Conditions of Approval: <ol style="list-style-type: none"> 1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations. 2. That any permits required to execute the approved plans be obtained within six (6) months of the date hereof. 3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained. 4. That all previous conditions of the Board regarding this property are complied with. 5. That this Special Use and this variance are granted for a period of ten (10) years, commencing with the date hereof. 	4679 N. 36th St. 1st Dist.
19	23309 Special Use	Ella Flippin, Prospective Buyer Request to occupy the premises as a day care for approx. 80 children, newborn through 12 years, from 6AM to 12AM, Monday-Friday.	6333 W. Burleigh St. 2nd Dist.
		Action: Adjourned	
		Motion: This item was adjourned at the request of the alderman and will be rescheduled at the next available hearing.	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
20	23315 Special Use	Paul Leow, Lessee Request to occupy the premises as a motor vehicle repair center and hand car wash.	9130 W. Center St. 5th Dist.
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Georgia Cameron.	
	Vote:	4 Ayes, 0 Nays, 1 Abstained - Zetley.	
	Conditions of Approval:	<ol style="list-style-type: none"> 1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations. 2. That any permits required to execute the approved plans be obtained within six (6) months of the date hereof. 3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained. 4. That landscaping and screening plans meeting the intent of s.295-75 are submitted to and approved by the Dept. of City Development - Planning Administration prior to permit issuance. 5. That site illumination is controlled to prevent glare onto adjacent streets and residences. 6. That no disabled or unlicensed vehicles or parts are stored outside. 4. That no vehicles associated with the business are parked on public streets or in any manner which will encroach into the public way. 7. That all car wash activities must be conducted inside of the building. 8. That all waste water associated with the car wash operation must be disposed of on-site. 9. That the driveway on W. Center St is narrowed to 24 feet in width. 10. That the southerly driveway on N. 92nd St. is closed and restored with curb and gutter. 11. That no work on or storage of vehicles occurs within the public right of way. 12. That no vehicles stored on site impede ingress or egress through the driveways. 13. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof. 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
21	23270 Special Use	New Directions Child Care Center Andrea Edwards; Lessee	2422 N. 2nd St. 6th Dist.
		Request to occupy the premises as a day care center for 8 children, ages 6 wks. through 12yrs., from 6 a.m. to 12 p.m.	
	Action:	Granted 3 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Scott Winkler.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> 1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations. 2. That any permits required to execute the approved plans be obtained within six (6) months of the date hereof. 3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained. 4. That the petition obtains an occupancy permit and complies all State code requirements for day care centers. 5. That the outdoor play area is not utilized after 7:00 P.M. 6. That signage must be limited to a maximum of 17 & 1/2 Square feet. 7. That this Special Use is granted for a period of three (3) years, commencing with the date hereof. 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
22	23293 Special Use	All Night Day Care Susan Watkins; Lessee	3124 N. 46th St. 7th Dist.
		Request to occupy the premises as a 24 hour day care center, 8 children per shift.	
	Action:	Granted 3 yrs.	
	Motion:	Roy Nabors moved to grant the appeal. Seconded by Henry Szymanski.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> 1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations. 2. That any permits required to execute the approved plans be obtained within six (6) months of the date hereof. 3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained. 4. That the petitioner obtains an occupancy permit and complies with all State code requirements for child care centers. 5. That a loading zone be obtained directly in front of the premise. 6. That van service be provided for 45% of the children. 7. That the outdoor play area is not utilized after 7:00 P.M. 8. That signage is limited to a maximum of 17 & ½ square feet. 9. That this Special Use is granted for a period of three (3) years, commencing with the date hereof. 	
23	23305 Dimensional Variance	Jose and Rosemary Morales, Property Owner	2527-29 W. National Av. 8th Dist.
		Request to convert the existing apartment building into a 6 unit building without adequate lot area and parking.	
	Action:	Adjourned	
	Motion:	This item was adjourned at the request of the petitioner and will be rescheduled at the next available hearing.	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
24	23300 Use Variance	Luke's Property LLC; Property Owner Andrew & Christopher Lucach Request to occupy the 1st floor of the premises as a sign fabrication and sales facility with 7 residential units on located on the 2nd and 3rd levels.	191 S. 2nd St. 12th Dist.
	Action:	Adjourned	
	Motion:	Scott Winkler moved to adjourn the item. Seconded by Roy Nabors.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
25	23301 Special Use	Richard Behrle/Jennifer Sloan Bressler Outdoor Advertising; Lessee Request to construct a 14' x 48' freestanding, double-faced billboard	3500 W. Pierce St. A/K/A 3500-22 W. Pierce 16th Dist.
	Action:	Adjourned	
	Motion:	This item was adjourned at the request of the petitioner and will be rescheduled at the next available hearing date.	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
26	23347 Special Use	Global Real Estate Manager, ATT Karlos Stephon McGhee; Prospective Buyer	4550 W. Wisconsin Av. 16th Dist.
		Request to construct a building to house telecommunications switching equipment.	
	Action:	Granted 20 yrs.	
	Motion:	Roy Nabors moved to grant the appeal. Seconded by Henry Szymanski.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> 1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations. 2. That any permits required to execute the approved plans be obtained within six (6) months of the date hereof. 3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained. 4. That landscaping and screening plans are submitted which meet the intent of s.295-75. 5. That site illumination is controlled to prevent glare onto adjacent streets and residences. 6. That on-premise signage is limited to a maximum of 50 square feet. 7. That this Special Use is granted for a period of twenty (20) years, commencing with the date hereof. 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
27	23359 Special Use / Variance	Eller Media, Property Owner Request to replace the existing off-premise signage on the premises with a double-faced off-premise sign 35 feet in height.	4550 W. Wisconsin Av. 16th Dist.
	Action:	Granted 10 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Scott Winkler.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> 1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations. 2. That any permits required to execute the approved plans be obtained within six (6) months of the date hereof. 3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained. 4. That site illumination is controlled to prevent glare onto adjacent streets and residences. 5. That this Special Use and this Variance are granted for a period of ten (10) years, commencing with the date hereof. 	
28	23231 Special Use	United Apostolic Church of God David L. Evans, Sr.; Prospective Buyer Request to occupy the premises as a day care center for 124 children, ages infant to 12 yrs., open 24 hrs.	5030 W. Hampton Av. A/K/A 5020 W. Hampton Ave. 1st Dist.
	Action:	Adjourned	
	Motion:	This item was adjourned at the request of the petitioner and will be rescheduled at the next available hearing.	
29	23261 Special Use	Cherry McKnight, Lessee Request to occupy the premises as a day care center for 8 children, 6 wks. through 12 yrs., open 24 hrs.	5052 N. 38th St. 1st Dist.
	Action:	Adjourned	
	Motion:	This item was adjourned at the request of the petitioner and will be rescheduled at the next available hearing.	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
30	23260 Special Use	Cherry McKnight, Lessee Request to occupy the premises as a day care center for 8 children, 6 wks. to 12 yrs., open 24 hrs.	6509 W. Villard Av. 2nd Dist.
	Action:	Adjourned	
	Motion:	This item was adjourned at the request of the petitioner and will be rescheduled at the next available hearing.	
31	23311 Dimensional Variance	MJE, Inc. ;Property Owner d/b/a Hi Hat Lounge Request to modify and occupy the existing garage building as an extension of the adjacent tavern.	1701-09 N. Arlington Pl. 3rd Dist.
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> 1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations. 2. That any permits required to execute the approved plans be obtained within six (6) months of the date hereof. 3. That the petitioner build in accordance with plans submitted. 4. That this Variance is granted to run with the land. 	
32	23233 Appeal of an Order	Kathryn Hiley, Property Owner Request to appeal the order of the Department of Neighborhood Services inspector determining the use of the premises to be a three-family dwelling unit.	3908-12 N. 68th St. 2nd Dist.
	Action:	Adjourned	
	Motion:	Scott Winkler moved to adjourn the appeal. Seconded by Donald Jackson.	
	Vote:	3 Ayes - Winkler, Jackson, Zetley; 2 Nays - Szymanski, Nabors	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
33	23334 Dimensional Variance	InSite Real Estate Development, LLC Prospective Buyer Request to create a parking and loading area in the required setback area -- proposed area will be landscaped and screened with a decorative masonry wall.	6101 N. 64th St. 2nd Dist.
	Action:	Adjourned	
	Motion:	This item was adjourned at the request of the applicant and will be rescheduled at the next available hearing.	
34	23158 Dimensional Variance	Lad Lake, Inc., Prospective Buyer Request to occupy the premises as group home for 8 juveniles ages sixteen to eighteen.	3446 N. 47th St. 10th Dist.
	Action:	Adjourned	
	Motion:	Scott Winkler moved to adjourn the appeal. Seconded by Georgia Cameron.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	

Other Business:

Board member Winkler moved to approve the minutes of the December 21, 2000 meeting. Seconded by Board member Szymanski. Unanimously approved.

Board member Winkler moved to correct the minutes of November 20, 2001 to reflect the following for Case No. 23272: 3 Ayes - Szymanski, Doyle, Cameron; 1 Nay - Winkler; 1 Abstention - Zetley.

The Board set the next meeting for February 8, 200 at 4:30 p.m.

Board member Jackson moved to adjourn the meeting at 5:25 p.m.. Seconded by Board member Cameron. Unanimously approved.

BOARD OF ZONING APPEALS

Secretary of the Board