

BOARD OF ZONING APPEALS
CITY OF MILWAUKEE

REGULAR MEETING – September 18, 2008
City Hall, Common Council Committee Room 301-B

MINUTES

PRESENT:

Chairman: Craig H. Zetley (*voting on items 1 – 99, 101 - 103*)

Members: Henry P. Szymanski (*voting on items 1 - 103*)
Scott R. Winkler (*voting on items 65 – 80, 82 - 103*)
Catherine M. Doyle (*voting on items 66 - 103*)
Donald Jackson (*voting on items 1 – 103*)

Alt. Board Members: Georgia M. Cameron (*voting on items 1 – 65, 81, 100*)
Leni M. Siker (*excused*)

START TIME: 4:07 p.m.

END TIME: 7:55 p.m.

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
1	29017 Use Variance	Audrey Jolly Lessee	3410 W. Forest Home Av. 11th Dist.

Request to occupy the premises as a day care center (located within 300 ft. of a liquor license) for 140 children (70 per shift) infant to 12 years of age, operating Monday - Sunday 5:00 a.m. - midnight.

Action: Dismissed

Motion: Henry Szymanski moved to dismiss the appeal. Seconded by Donald Jackson.

Vote: 3 Ayes, 0 Nays, 1 C. Zetley Abstained.

Conditions of Approval: --

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
2	28734 Use Variance	Serena I Ballman Property Owner Request to occupy the premises as a day care center (located within 300 ft of a liquor license) operating Monday - Friday from 6:30 am to 6:30 pm for 20 children, infant to 6 years of age.	4170 S. Howell Av. A/K/A 4180 S. Howell Av. 13th Dist.
	Action:	Dismissed	
	Motion:	Henry Szymanski moved to dismiss the appeal. Seconded by Donald Jackson.	
	Vote:	3 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	
3	28183 Special Use	Martha J Kimber Property Owner Request to occupy the premises as a day care center for 30 children (15 per shift) infant to 12 yrs. of age, operating Sunday - Saturday 6:00 a.m. to Midnight.	2412 N. 29th St. A/K/A 2414 N. 29th St. 15th Dist.
	Action:	Dismissed	
	Motion:	Henry Szymanski moved to dismiss the appeal. Seconded by Donald Jackson.	
	Vote:	3 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	
4	29068 Special Use	Tomorrow's Future Early Childhood Center Denise R. Gilmore;Lessee Request to occupy the premises as a day care center for 100 children per shift infant - 12 years of age, operating Monday - Friday 6:00 a.m. - 11:30 p.m.	1920 W. North Av. A/K/A 1900 W. North Av. 15th Dist.
	Action:	Dismissed	
	Motion:	Henry Szymanski moved to dismiss the appeal. Seconded by Donald Jackson.	
	Vote:	3 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
5	28685 Dimensional Variance	Michael Hosale, Cynthia Legrand Hosale Dianne D. Dziengel;Property Owner Request to construct a building addition without the required setbacks and exceeding lot coverage.	2604 N. Lake Dr. A/K/A 2604 A N. Lake Dr. 3rd Dist.
	Action:	Dismissed	
	Motion:	Henry Szymanski moved to dismiss the appeal. Seconded by Donald Jackson.	
	Vote:	3 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	
6	28954 Special Use	Gregory L Goner Lessee Request to occupy a portion of the premises (first and second floors) as an elementary and secondary school for 250 students grades K4-12 operating Monday - Friday 7:15 a.m. - 3:30 p.m.	924 E. Clarke St. A/K/A 2611 N. Weil St. 3rd Dist.
	Action:	Dismissed	
	Motion:	Henry Szymanski moved to dismiss the appeal. Seconded by Donald Jackson.	
	Vote:	3 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	
7	29113 Special Use	New Horizon Center, Inc. Property Owner Request to continue occupying the premises as a group home for 8 occupants.	3790 N. 12th St. 6th Dist.
	Action:	Adjourned	
	Motion:	This matter was adjourned at the request of the applicant and will be rescheduled for the next available agenda.	
	Vote:	--	
	Conditions of Approval:	--	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
8	29114 Use Variance	Sa'rai Nance Lessee Request to occupy the premises as a school for 300 students K4 - 12th grade, operating Monday - Friday 7:00 a.m. - 3:30 p.m.	532 E. Capitol Dr. A/K/A 4100 N. Holton St. 6th Dist.
	Action:	Dismissed	
	Motion:	Henry Szymanski moved to dismiss the appeal. Seconded by Donald Jackson.	
	Vote:	3 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	
9	28566 Special Use	Ricky Smith Lessee Request to occupy the premises as an assembly hall.	7817 W. Brown Deer Rd. 9th Dist.
	Action:	Dismissed	
	Motion:	Henry Szymanski moved to dismiss the appeal. Seconded by Donald Jackson.	
	Vote:	3 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
10	29156 Special Use	Congregation Beth Jehudah Property Owner	3100 N. 52nd St. 10th Dist.
		Request to continue occupying the premises as a religious assembly hall.	
	Action:	Granted 20yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 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>
11	29187 Special Use	City Transformation Limited Lessee	6815 W. Capitol Dr. A/K/A 6815 W. Capitol Dr. 117 10th Dist.
		Request to occupy a portion of the premises as a social service facility (drug and alcohol counseling).	
	Action:	Granted 5 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 take all measures necessary to control litter, loitering, and loud noise on the premises, including, but not limited to, hiring private personnel if necessary. 5. That this Special Use is granted for a period of five (5) 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	29189 Special Use	Clarence Johnson Lessee Request to continue occupying a portion of the premises as a social service facility (counseling and employment training).	6815 W. Capitol Dr. A/K/A 6815 W. Capitol Dr. 117 10th Dist.
	Action:	Granted 5 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 take all measures necessary to control litter, loitering, and loud noise on the premises, including, but not limited to, hiring private personnel if necessary. 5. That this Special Use is granted for a period of five (5) 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	29191 Special Use	JMC Properties LOC 120, LLC Jeff Cockerham;Property Owner	6801 W. Morgan Av. A/K/A 3515 S. 68th St. 11th Dist.
		Request to continue occupying a portion of the premises as a religious assembly hall.	
	Action:	Granted 10 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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>
14	29109 Special Use/ Dimensional Variance	Nidia Soto Lessee Request to continue occupying the premises as a religious assembly hall that is without the minimum required number of parking spaces (required 12 / proposed 0).	524 W. National Av. A/K/A 522 B W. National Av. 12th Dist.
	Action:	Granted 5 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code. 5. That this Special Use and Variance are granted for a period of five (5) 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>
15	29152 Dimensional Variance	Brigida Rosas Property Owner Request to continue to allow parking in the front yard of the premises (parking spaces shall not be located in the front yard of a principal building).	1433 W. Greenfield Av. A/K/A 1433 A W. Greenfield Av. 12th Dist.
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 to run with the land. 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
16	29158 Use Variance	Latisha Hickson Property Owner Request to increase the number of children from 23 to 28 children per shift for an existing Board approved day care center operating Monday - Sunday 6 a.m. - Midnight for children infant - 12 yrs. of age.	2490 S. 10th St. A/K/A 2490 S. 10th St. A 12th Dist.
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 Use Variance is granted for a period of time commencing with the date hereof, and expiring on August 3, 2013. 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
17	29201 Special Use	Muhammad Asim Property Owner	1801 W. Greenfield Av. 12th Dist.
		Request to continue occupying the premises as a gas station/convenience store.	
	Action:	Granted 10 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 take all measures necessary to control litter, loitering, and loud noise on the premises, including, but not limited to, hiring private personnel if necessary. 5. That this use not operate between the hours of Midnight and 5:00 A.M. unless a 24-hour establishment license is obtained from the Common Council of the City of Milwaukee per s. 84-7 of the Milwaukee code of ordinances. 6. That glass tubes (i.e. type associated with individually sold flowers) and any other item deemed to be drug paraphernalia as defined by S.106-36 of the Milwaukee Code of Ordinances or Section 961.571 of the Wisconsin State Statutes not be sold on the premises. 7. That no additional signage may be erected on the site unless it meets the signage standards of s.295-605 of the Milwaukee Zoning Code. 8. That landscaping and screening is maintained in a manner that meets the intent of city code. 9. That the applicant does not have outdoor storage or display of products or merchandise. 10. That the applicant has no outdoor banners or other advertising except signage that has been approved and installed according to the requirements of a sign permit. 11. 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	29037 Special Use	Rory A Oppenheimer; Layton Ave LLC Property Owner	1010 E. Layton Av. 13th Dist.
		Request to continue occupying the premises as a motor vehicle sales facility.	
	Action:	Granted 5 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 car washing and waxing activity is conducted inside of the building. 5. That all wastewater is contained on site. 6. That landscaping and screening is maintained in a manner that meets the intent of city code. 7. That site illumination must meet the lighting standards of s.295-409 of the Milwaukee Zoning Code. 8. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code. 9. That the applicant does not have outdoor storage or display of products or merchandise. 10. That the applicant has no outdoor banners or other advertising except signage that has been approved and installed according to the requirements of a sign permit. 11. That this Special Use is granted for a period of five (5) 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>
19	29105 Special Use	Corne' Hanssen Property Owner Request to continue occupying the premises as an outdoor recreation facility (volleyball courts).	5356 S. 13th St. A/K/A 5352 S. 13th St. 13th Dist.
	Action:	Adjourned	
	Motion:	This matter has been adjourned at the request of an interested party and will be rescheduled for the next available agenda.	
	Vote:	--	
	Conditions of Approval:	--	
20	29151 Dimensional Variance	Dr. Thomas Charapata The Dentists South Shore;Property Owner Request to construct an addition to the permitted dentist office that does not meet the minimum required front setback (required 42 ft. / 21.77 ft.).	704 E. Layton Av. 13th Dist.
	Action:	Adjourned	
	Motion:	This matter was adjourned at the request of an interested party and will be rescheduled for the next available agenda.	
	Vote:	--	
	Conditions of Approval:	--	
21	29157 Special Use	Zubair Arshad Property Owner Request to continue occupying the premises as a motor vehicle filling station (this is a new operator).	2009 W. College Av. 13th Dist.
	Action:	Adjourned	
	Motion:	This matter has been adjourned at the request of an interested party and will be rescheduled for the next available agenda.	
	Vote:	--	
	Conditions of Approval:	--	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
22	29194 Use Variance	Kevin Czerwinski Lessee Request to continue occupying the premises as an indoor recreational facility .	4903 S. Howell Av. A/K/A 4907 S. Howell Av. 13th Dist.
	Action:	Adjourned	
	Motion:	This matter was adjourned at the request of the applicant and will be rescheduled for the next available agenda.	
	Vote:	--	
	Conditions of Approval:	--	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
23	29202 Special Use	Nijmeh Hamad Property Owner	5518 S. 13th St. A/K/A 5516 S. 13th St. 13th Dist.
		Request to continue occupying the premises as a motor vehicle filling station with a car wash and convenience store.	
	Action:	Granted 10 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 take all measures necessary to control litter, loitering, and loud noise on the premises, including, but not limited to, hiring private personnel if necessary. 5. That this use not operate between the hours of Midnight and 5:00 A.M. unless a 24-hour establishment license is obtained from the Common Council of the City of Milwaukee per s. 84-7 of the Milwaukee code of ordinances. 6. That glass tubes (i.e. type associated with individually sold flowers) and any other item deemed to be drug paraphernalia as defined by S.106-36 of the Milwaukee Code of Ordinances or Section 961.571 of the Wisconsin State Statutes not be sold on the premises 7. That landscaping and screening is maintained in a manner that meets the intent of city code. 8. That no additional signage may be erected on the site unless it meets the signage standards of s.295-605 of the Milwaukee Zoning Code for LB1 zoning districts. 9. That the applicant does not have outdoor storage or display of products or merchandise. 10. That the applicant has no outdoor banners or other advertising except signage that has been approved and installed according to the requirements of a sign permit. 11. 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>
24	29127 Special Use	Jeffrey Benske Lessee Request to continue occupying the premises as a second-hand sales facility (new and used guitar sales).	2358 S. Kinnickinnic Av. A/K/A 2356 S. Kinnickinnic Av. 14th Dist.
	Action:	Granted 5 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 five (5) years, commencing with the date hereof. 	
25	29171 Special Use	Muriel K Pelant Property Owner Request to continue occupying the premises as a parking lot (temporary parking for customers of the store located on the parcel to the south of the premises, 3860 S. Howell).	3850 S. Howell Av. 14th Dist.
	Action:	Adjourned	
	Motion:	This matter has been adjourned at the request of staff and will be rescheduled for the next available hearing.	
	Vote:	--	
	Conditions of Approval:	--	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
26	29136 Use Variance	Luis A Avila Property Owner	4319 W. North Av. 15th Dist.
		Request to continue occupying the premises as a motor vehicle body shop.	
	Action:	Granted 5 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code. 5. That there is no outdoor storage of auto parts, tires, nuisance vehicles or other junk and debris. 6. That all repair work is conducted inside of the building. 7. That there be no work conducted on vehicles in the public right of way. 8. That there be no vehicles stored in the public right of way. 9. That the applicant does not have outdoor storage or display of products or merchandise. 10. That the applicant has no outdoor banners or other advertising except signage that has been approved and installed according to the requirements of a sign permit. 11. That this Variance is granted for a period of five (5) 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	29142 Special Use	Darryl Hayes Lessee Request to continue occupying the premises as a 24 hour day care center for 135 children (55 on 1st and 2nd shift / 25 on 3rd shift) infant to 12 years of age, operating Monday - Sunday.	2127 W. Garfield Av. A/K/A 2102 W. Lloyd St. 15th Dist.
	Action:	Granted 5 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 signage must meet the signage standards of s.295-505-5 of the Milwaukee Zoning Code. 5. That the outdoor play area must not be utilized before 9:00 A.M. or after 8:00 P.M 6. That this Special Use is granted for a period of five (5) 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>
28	29154 Dimensional Variance	Clear Channel Outdoor Daniel Jasenski;Lessee Request to continue to allow an off- premises billboard that is over the maximum allowed number of signs per site (allowed 1 / proposed 2).	800 W. North Av. A/K/A 2303 N. 8th St. 15th Dist.
	Action:	Granted 10 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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>
29	29177 Special Use	Sufian Abdelrahman Lessee	4503 W. North Av. A/K/A 4509 W. North Av. 15th Dist.
		Request to continue occupying the premises as a motor vehicle repair facility and body shop (new operator).	
	Action:	Granted 3 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 any testing of audio equipment and alarm systems must be conducted inside the building with overhead doors closed and at minimum amplification. 5. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code. 6. That all previous conditions of the Board regarding this property are complied with. 7. That there be no work conducted on vehicles in the public right of way. 8. That there be no vehicles stored in the public right of way. 9. That the applicant does not have outdoor storage or display of products or merchandise. 10. That the applicant has no outdoor banners or other advertising except signage that has been approved and installed according to the requirements of a sign permit. 11. 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>
30	29192 Special Use	Toni M Anderson Property Owner	3701 W. Lisbon Av. A/K/A 3707 W. Lisbon Av. 15th Dist.
		Request to continue occupying the premises as a second-hand store (new and used building materials and furniture).	
	Action:	Granted 10 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 storefront windows remain as transparent glass and are maintained in an attractive manner. 5. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code. 6. That the applicant does not have outdoor storage or display of products or merchandise. 7. That the applicant has no outdoor banners or other advertising except signage that has been approved and installed according to the requirements of a sign permit. 8. 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>
31	28957 Special Use/ Dimensional Variance	Fernandous Chambers Property Owner Request to continue occupying the premises as a religious assembly hall without the minimum required number of parking spaces (required 15 / proposed 3).	3918 W. Center St. A/K/A 3920 W. Center St. 15th Dist.
	Action:	Granted 10 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code. 5. That this Special Use and this Variance are granted for a period of ten (10) years, commencing with the date hereof. 	
32	29104 Special Use	Veronica McKelvin Prospective Buyer Request to increase the hours of operation from 6 a.m - 6 p.m. Monday - Friday to 24 hours Monday - Sunday for a Board approved daycare for 85 children (45 children per shift)ages infant to 12 years .	5250 N. 35th St. A/K/A 5252 N. 35th St. 1st Dist.
	Action:	Adjourned	
	Motion:	This matter was adjourned at the request of an interested party and will be rescheduled for the next available agenda.	
	Vote:	--	
	Conditions of Approval:	--	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
33	29138 Use Variance	Tameka Lockett Property Owner Request to continue occupying the premises as a day care center for 17 children, infant to 12 years of age, operating Monday - Friday 6 a.m. - midnight.	1941 W. Hope Av. A/K/A 1941 W. Hope Av. 2 1st Dist.
	Action:	Granted 5 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 signage must meet the signage standards of s.295-505-5 of the Milwaukee Zoning Code. 5. That the outdoor play area must not be utilized before 9:00 A.M. or after 8:00 P.M 6. That this Variance is granted for a period of five (5) 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>
34	29163 Special Use	Synovia Youngblood Lessee	6125 N. Teutonia Av. A/K/A 6071 N. Teutonia Av. 1st Dist.
		Request to occupy a portion of the premises as a school for 100 students K4 - 1st grades, operating Monday - Friday 7:30 a.m. - 3:30 p.m.	
	Action:	Granted 3 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 6123 N. Teutonia Ave. and 6125 N. Teutonia Ave. are complied with. 5. 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>
35	29124 Special Use	Willie Allen Lessee	7219 W. Fond Du Lac Av. 2nd Dist.
		Request to continue occupying the premises as a motor vehicle repair facility (the most recent approval expired in December of 2007, this is a new operator).	
	Action:	Granted 5 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code. 5. That landscaping and screening in accordance with the landscape plan submitted to the Board of Zoning Appeals on 9/10/08 is installed within 120 days of occupancy. If occupancy occurs between September 30th of the year of occupancy and March 1st of the following year then landscaping and screening must be installed within 120 days of March 1st. 6. That there be no work conducted on vehicles in the public right of way. 7. That there be no vehicles stored in the public right of way. 8. That the applicant does not have outdoor storage or display of products or merchandise. 9. That the applicant has no outdoor banners or other advertising except signage that has been approved and installed according to the requirements of a sign permit. 10. That this Special Use is granted for a period of five (5) 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>
36	29193 Special Use	The Milwaukee Outreach Center Michael Rintelman; Lessee	6647 W. Mill Rd. A/K/A 6657 W. Mill Rd. 2nd Dist.
		Request to continue occupying a portion of the premises as a social service facility (employment training).	
	Action:	Granted 5 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 is granted for a period of five (5) 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>
37	29115 Special Use	Bernard Bondar Property Owner	1826 N. Pulaski St. 3rd Dist.
		Request to continue occupying the premises as a principal use parking lot.	
	Action:	Granted 10 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 is maintained in a manner that meets the intent of city code. 5. 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>
38	29122 Special Use/ Dimensional Variance	Housing Authority of the City of Milwaukee Warren Jones;Property Owner Request to continue occupying a portion of the premises as a social service facility (for residents only) and an accessory parking lot that does not meet the minimum required number of parking spaces (parking lot does not meet the limited use standard of encompassing 10 acres of redevelopment project area) .	455 E. Ogden Av. A/K/A 455 E. Ogden Av. 911 3rd Dist.
	Action:	Granted 2 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 the Special Use and Variance are granted for a period of two (2) years, commencing with the date hereof. 	
39	29200 Dimensional Variance	SRG Investments, LLC Salvatore and Rosemary Glorioso;Prospective Buyer Request to construct a parking lot (permitted) that does not meet the required landscaping standards along the street frontage.	922 E. Brady St. A/K/A 924 E. Brady St. 3rd Dist.
	Action:	Adjourned	
	Motion:	This matter was adjourned at the request of an interested party and will be rescheduled for the next available agenda.	
	Vote:	--	
	Conditions of Approval:	--	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
40	29203 Use Variance	Zeta Zeta Chapter of Tau Kappa Epsilon Fraternity, Inc.;Property Owner Request to continue occupying the premises as a fraternity.	3321 N. Oakland Av. 3rd Dist.
	Action:	Adjourned	
	Motion:	This matter was adjourned at the request of an interested party and will be rescheduled for the next available agenda.	
	Vote:	--	
	Conditions of Approval:	--	
41	29120 Special Use	SG Properties Raymond Gastrow;Property Owner Request to continue occupying the premises as a rooming house for 6 occupants (structure located at the west end of the property).	929 N. 14th St. A/K/A 931 N. 14th St. 4th Dist.
	Action:	Granted 10 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 take all measures necessary to control litter, loitering, and loud noise on the premises, including, but not limited to, hiring private personnel if necessary. 5. 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>
42	29121 Special Use	SG Properties Raymond Gastrow;Property Owner Request to continue occupying the premises as a rooming house for 12 occupants (structure located at the east end of the property).	931 N. 14th St. A/K/A 929 N. 14th St. 4th Dist.
	Action:	Granted 10 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 take all measures necessary to control litter, loitering, and loud noise on the premises, including, but not limited to, hiring private personnel if necessary. 5. 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>
43	29128 Special Use	University Investments 2000, LLC John Kostecki;Property Owner Request to continue occupying the premises as a rooming house for 8 occupants.	837 N. 17th St. A/K/A 837 A N. 17th St. 4th Dist.
	Action:	Granted 10 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 take all measures necessary to control litter, loitering, and loud noise on the premises, including, but not limited to, hiring private personnel if necessary. 5. 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>
44	29129 Special Use	University Investments 2000, LLC John Kostecki;Property Owner Request to continue occupying the premises as a rooming house for 11 occupants.	821 N. 17th St. A/K/A 821 N. 17th St. 3 4th Dist.
	Action:	Granted 10 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 take all measures necessary to control litter, loitering, and loud noise on the premises, including, but not limited to, hiring private personnel if necessary. 5. 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>
45	29130 Special Use/ Dimensional Variance	Rev. Lemar Beverly-Davis Property Owner Request to continue occupying the premises as a religious assembly hall that does not meet the minimum required number of parking spots (required 42 / proposed 14).	3320 W. Vliet St. 4th Dist.
	Action:	Granted 5 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code. 5. That this Special Use and Variance are granted for a period of five (5) 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>
46	29131 Special Use/ Dimensional Variance	SG Properties, LLC Raymond Gastrow;Property Owner Request to continue occupying the premises as a rooming house for 8 occupants that does not meet the minimum lot area per roomer (required 600 sq.ft. / proposed 273 sq.ft.) and the minimum required number of parking spaces (required 4 / proposed 1).	1007 N. 14th St. A/K/A 1404 W. State St. 4th Dist.
	Action:	Granted 5 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 take all measures necessary to control litter, loitering, and loud noise on the premises, including, but not limited to, hiring private personnel if necessary. 5. That this Special Use and Variance are granted for a period of five (5) 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>
47	29132 Special Use/ Dimensional Variance	SG Properties, LLC Raymond Gastrow;Property Owner Request to continue occupying the premises as a rooming house for 8 occupants that does not meet the minimum lot area per roomer (required 600 sq.ft. / proposed 273 sq.ft.).	1009 N. 14th St. A/K/A 1007 N. 14th St. 4th Dist.
	Action:	Granted 5 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 take all measures necessary to control litter, loitering, and loud noise on the premises, including, but not limited to, hiring private personnel if necessary. 5. That the Special Use and Variance are granted for a period of five (5) 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>
48	29172 Special Use	Block 9, LLC c/o Mandell Group, Inc.;Property Owner	120 N. Milwaukee St. 4th Dist.
		Request to construct a multi-family residential building with accessory parking and storage that are located in the street level area and a parking structure in which less than 50% of the street frontage is devoted to permitted or Board approved uses .	
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 to run with the land. 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
49	29067 Special Use	Northwest Mutual Life Insurance Company Lessee	822 N. Van Buren St. A/K/A 826 N. Van Buren St. 4th Dist.
		Request to continue occupying the premises as a principal use parking lot.	
	Action:	Granted 2 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 is maintained in a manner that meets the intent of city code. 5. That this Special Use is granted for a period of two (2) 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>
50	29126 Special Use	Maksim Tuzhilov Property Owner	11840 W. Hampton Av. 5th Dist.
		Request to continue occupying the premises as a motor vehicle sales and repair facility and salvage yard.	
	Action:	Granted 5 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 maintain the site and site improvements (including but not limited to landscaping, screening and fencing) in a manner that meets the intent of the conditions stated in the stipulation and order for dismissal of Milwaukee County Circuit Court case # 95-CV-008352 filed April 30, 1996. 5. That the petitioner comply with the stockpile height requirements of s295-805-4-h-2 of the Milwaukee Zoning Code 6. That there be no vehicles displayed for sale in the public right of way. 7. That there be no work conducted on vehicles in the public right of way. 8. That the applicant does not have outdoor storage or display of products or merchandise. 9. That the applicant has no outdoor banners or other advertising except signage that has been approved and installed according to the requirements of a sign permit. 10. That this Special Use is granted for a period of five (5) 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>
51	29188 Special Use	AT&T Gary Grabowski;Other	3305 N. 76th St. A/K/A 3307 A N. 76th St. 5th Dist.
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 to run with the land. 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
52	29111 Special Use	Hannah's Child Development Center Willie L Perkins;Property Owner Request to continue occupying the premises as a day care center for 40 children infant to 12 years of age, operating Monday - Friday 6:00 a.m. - midnight.	412 E. Burleigh St. A/K/A 416 E. Burleigh St. 6th Dist.
	Action:	Granted 5 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 outdoor play area is not utilized before 9:00 A.M. or after 8:00 P.M. 5. That this Special Use is granted for a period of five (5) 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>
53	29135 Dimensional Variance	Dakin Emerson Property Owner Request to allow parking in the front yard of the premises (a parking space shall not be located in the front yard) .	2046 N. 2nd St. A/K/A 131 W. Lloyd St. 6th Dist.
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 to run with the land. 	
54	29161 Special Use	Sprint Nextel Corporation Barbara S. Newman;Lessee Request to continue to allow a flagpole transmission tower that is 80 ft. in height.	243 E. Center St. A/K/A 2669 N. Richards St. 6th Dist.
	Action:	Granted 10 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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>
55	29165 Special Use	<p>Tomorrow's Future Lessee</p> <p>Request to continue occupying the premises as a day care center for 100 children per shift infant to 12 years of age, operating Monday - Sunday 6:00 a.m. - midnight (this is a new operator).</p> <p>Action: Granted 5 yrs.</p> <p>Motion: Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.</p> <p>Vote: 3 Ayes, 0 Nays, 1 C. Zetley Abstained.</p> <p>Conditions of Approval:</p> <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 one (1) year 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 five (5) years, commencing with the date hereof. 	<p>1451 N. 6th St. A/K/A 705 W. Vliet St. 309 6th Dist.</p>

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
56	29108 Special Use	Lynell Daniels-Monnie Property Owner	3282 N. 46th St. A/K/A 3282 A N. 46th St. 7th Dist.
		Request to continue occupying the premises as a group home for 8 occupants (any combination of teenage mothers and their children).	
	Action:	Granted 5 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 five (5) 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>
57	29148 Special Use	Nana's Cozy Corner, Inc. Lessee Request to increase the hours of operation from 8:00 a.m. - 5:00 p.m. to 6:00 a.m. - 6:00 p.m. and to increase the ages to include infants up to 24 months for a Board approved day care center for 10 infants, operating Monday - Friday.	4006 N. 42nd St. A/K/A 4130 W. Capitol Dr. 7th Dist.
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 is granted for a period of time commencing with the date hereof, and expiring on May 31, 2009. 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
58	29153 Special Use	Hazel Johnson Property Owner	3939 W. Concordia Av. A/K/A 3939 A W. Concordia Av. 7th Dist.
		Request to continue occupying the premises as a ground transportation facility and hand car wash (limousine service with auto detailing).	
	Action:	Granted 5 yrs.	
	Motion:	Henry Syzmanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 auto parts, tires, nuisance vehicles or other junk and debris. 5. That all car wash activity is conducted inside of the building. 6. That all wastewater is contained on site. 7. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code. 8. That the petitioner take all measures necessary to control litter, loitering, and loud noise on the premises, including, but not limited to, hiring private personnel if necessary. 9. That there be no work conducted in the public right of way. 10. That there be no vehicles stored in the public right of way. 11. That the applicant does not have outdoor storage or display of products or merchandise. 12. That the applicant has no outdoor banners or other advertising except signage that has been approved and installed according to the requirements of a sign permit. 13. That this Special Use is granted for a period of five (5) 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>
59	29159 Special Use	Advanced Properties and Investments, LLC Lessee	2715 W. Townsend St. A/K/A 2711 W. Townsend St. 7th Dist.
		Request to occupy a portion of the premises as a car wash.	
	Action:	Adjourned	
	Motion:	This matter has been adjourned at the request of staff and will be rescheduled for the next available hearing.	
	Vote:	--	
	Conditions of Approval:	--	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
60	29139 Special Use	Marta Cordovez Property Owner	1762 S. Muskego Av. 8th Dist.
		Request to increase the hours of operation from 7:00 a.m. - 6:00 p.m. to 6:30 a.m. to midnight and to continue occupying the premises as a day care center for 30 children infant to 6 years of age operating Monday - Friday.	
	Action:	Granted 5 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code. 5. That the storefront windows remain as transparent vision glass and are maintained in an attractive manner. 6. That the outdoor play area must not be utilized before 9:00 A.M. or after 8:00 P.M 7. That this Special Use is granted for a period of five (5) 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>
61	29168 Special Use	Council for the Spanish Speaking Luis "Tony" Baez;Property Owner	1615 S. 22nd St. 8th Dist.
		Request to occupy a portion of the premises a general office facility (first floor) and to occupy a portion of the premises as a social service facility (third floor).	
	Action:	Adjourned	
	Motion:	This matter has been adjourned at the request of the applicant and will be rescheduled for the next available agenda.	
	Vote:	--	
	Conditions of Approval:	--	
62	29133 Special Use	Brentwood C.O.C. Day Care Center Lessee	6425 N. 60th St. A/K/A 6475 N. 60th St. 9th Dist.
		Request to add a day care center for 50 children infant to 12 years of age, operating Monday - Friday 6:00 a.m. - 6:00 p.m. to the Board approved religious assembly hall.	
	Action:	Adjourned	
	Motion:	This matter was adjourned at the request of an interested party and will be rescheduled for the next available agenda.	
	Vote:	--	
	Conditions of Approval:	--	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
63	29162 Special Use	Mary Jones Lessee Request to increase the grade levels from K3 - 8th to K3 - 10th for a Board approved school for 80 students .	8634 W. Brown Deer Rd. A/K/A 8634 W. Brown Deer Rd. 320 9th Dist.
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 is granted for a period of time commencing with the date hereof, and expiring on July 23, 2012 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
64	29196 Special Use	McKnight Learning Academy and CDC, LLC Lessee	7000 W. Good Hope Rd. A/K/A 7008 W. Good Hope Rd. 9th Dist.
		Request to continue occupying a portion of the premises as a day care center for 100 children (50 per shift) infant to 12 years of age, operating Monday - Friday 5:30 a.m. - 1:00 a.m.	
	Action:	Granted 5 yrs.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Donald Jackson.	
	Vote:	3 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 one (1) year 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 signage must conform to the sign standards of s. 295-605-5 of the Milwaukee Zoning Code. 5. That the storefront windows remain as clear glass and are maintained in an attractive manner. 6. That the outdoor play area is not utilized before 9:00 A.M. or after 8:00 P.M. 7. That this Special Use is granted for a period of five (5) 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>
65	29022 Special Use	Midwest Hospitality, LLC Lessee	1635 W. North Av. A/K/A 1625 W. North Av. 15th Dist.
		Request to occupy the premises as a fast-food / carry-out restaurant with a drive-through that is within 150 feet of a residential use (The Board has previously approved the site for this use. The new operator is renovating and intensifying the site) .	
	Action:	Granted 1 yr.	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Scott Winkler.	
	Vote:	3 Ayes, 1 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 one (1) year 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 must meet the lighting standards of s.295-409 of the Milwaukee Zoning Code. 5. That the petitioner take all measures necessary to control litter, loitering, and loud noise on the premises, including, both the hiring of private security personnel if necessary, and including garbage pick-up within a one block radius of the site. 6. That landscape plans utilizing trees, shrubs and decorative metal fencing per the standards of city code section 295-405 for Type 'B' landscaping are submitted to the Board of Zoning Appeals within 90 days of Board approval of the special use. The landscape plan must be approved by the Zoning Administration Group prior to the issuance of any permits 7. That landscaping and screening is installed within 120 days of occupancy. If occupancy occurs between September 30th of this year and March 1st of the following year then landscaping and screening must be installed within 120 days of March 1st. 8. That landscaping and screening is maintained in accordance with the approved landscape plan 9. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code. Specifically that the existing freestanding sign be removed or be replaced with a sign that doesn't exceed 14 feet in height and does not exceed a display area of 60 sq. ft for a Type 'A' display or 32 sq. ft. for a Type 'B' display. 10. That this use, both fast-food/carry-out and drive-through, closes by 9:00 p.m. 11. That this Special Use is granted for a period of one (1) year, commencing with the date hereof. 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
66	29003 Special Use	Robin Pitts Lessee Request to occupy the premises as a day care center for 49 children infant to 12 years of age, operating Monday - Friday 6:00 a.m. - 11:30 p.m. and Saturday 6:00 a.m. - 5:00 p.m..	5916 W. North Av. A/K/A 5918 W. North Av. 10th Dist.
	Action:	Adjourned	
	Motion:	This matter has been adjourned at the request of the Alderman of the district and will be rescheduled for the next available agenda.	
	Vote:	--	
	Conditions of Approval:	--	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
67	29044 Special Use	Muzamil Zaman Lessee Request to continue occupying the premises as a motor vehicle filling station and convenience store.	7002 W. Center St. A/K/A 7000 W. Center St. 10th Dist.
	Action:	Granted 2 yrs.	
	Motion:	Scott Winkler 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 one (1) year 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 no additional signage may be erected on the site unless it meets the signage standards of s.295-605 of the Milwaukee Zoning Code. 5. That site illumination must meet the lighting standards of s.295-409 of the Milwaukee Zoning Code. 6. That the petitioner take all measures necessary to control litter, loitering, and loud noise on the premises, including, but not limited to, hiring private personnel if necessary. 7. That debris and excess crushed concrete material be removed from the site within 30 days. 8. That glass tubes (i.e. type associated with individually sold flowers) and any other item deemed to be drug paraphernalia as defined by S.106-36 of the Milwaukee Code of Ordinances or Section 961.571 of the Wisconsin State Statutes not be sold on the premises 9. That there is no outdoor storage of auto parts, tires, nuisance vehicles or other junk and debris. 10. That all repair work is conducted inside of the building. 11. That landscaping and screening is maintained in a manner that meets the intent of city code. Specifically that code-compliant shrubs are planted in the planting strip along the W. center St. frontage. 12. That this use, including the filling station pumps, not operate between the hours of Midnight and 5:00 A.M. unless a 24-hour establishment license is obtained from the Common Council of the City of Milwaukee per s. 84-7 of the Milwaukee code of ordinances. 13. That the applicant does not have outdoor storage or display of products or merchandise. 14. That the applicant has no outdoor banners or other advertising except signage that has been approved and installed according to the requirements of a sign permit. 15. That this Special Use is granted for a period of two (2) 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>
68	29110 Other	Steve Skalecki Property Owner	9026 W. Burdick Av. 11th Dist.
		Request to appeal a determination by the Department of City Development that the applicant is using the tower on site for transmission.	
	Action:	Determination Upheld	
	Motion:	Catherine Doyle moved to deny the appeal. Seconded by Henry Szymanski.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	
69	28876 Dimensional Variance	Thomas C Esser Property Owner	6315 W. Ohio Av. 11th Dist.
		Request to use a portion of the front yard (currently existing driveway) for a parking space (driveway initially led to a garage which has been converted into a bedroom).	
	Action:	Adjourned	
	Motion:		
	Vote:	--	
	Conditions of Approval:	--	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
70	29069 Dimensional Variance	Teresa and Mario Santiago Property Owner Request to construct a detached garage that exceeds the maximum sidewall height (allowed 10 ft. / proposed 15 ft.) and the maximum height of an accessory structure (allowed 18.7 ft. / proposed 20 ft.). (This garage was previously approved by the Board in 2006 for the construction in the front yard of the premises).	525 W. Madison St. A/K/A 527 W. Madison St. 12th Dist.
	Action:	Denied	
	Motion:	Scott Winkler moved to deny the appeal. Seconded by Catherine Doyle.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	
71	29057 Special Use	Gina's Trucking Inc., Gina's Brokerage, BMT Air Forwarding;Lessee Request to occupy the premises as a truck freight terminal.	241 W. Edgerton Av. 13th Dist.
	Action:	Adjourned	
	Motion:	Scott Winkler moved to adjourn this item. Seconded by Catherine Doyle.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
72	29038 Special Use	Salim Shelleh Property Owner Request to continue occupying the premises as a motor vehicle sales and repair facility.	6206 S. 27th St. 13th Dist.
	Action:	Adjourned	
	Motion:	Scott Winkler moved to adjourn this appeal. Seconded by Henry Szymanski.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	
73	29020 Dimensional Variance	Bay View Historical Society Property Owner Request to erect a freestanding sign on site (freestanding signs are not permitted in this district).	2590 S. Superior St. 14th Dist.
	Action:	Granted	
	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 one (1) year 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 to run with the land. 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
74	29043 Dimensional Variance	Robert Aring Property Owner Request to construct an addition of a covered porch that does not meet the minimum required front setback (required 10.4 ft. / proposed 7.09 ft.).	2629 S. Wentworth Av. 14th Dist.
	Action:	Granted	
	Motion:	Catherine Doyle 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 one (1) year 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 to run with the land. 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
75	28925 Dimensional Variance	Willie J Carter Prospective Buyer Request to occupy the premises as an outdoor storage facility without the minimum required residential buffer (required 15 ft / proposed 0 ft.).	3010 W. Meinecke Av. 15th Dist.
	Action:	Granted 5 yrs.	
	Motion:	Scott Winkler 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 one (1) year 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 signage must meet the signage standards of s.295-805 of the Milwaukee Zoning Code. 5. That an opaque fence is installed along the south property line 6. That landscaping and screening in accordance with the landscape plan submitted to the Board of Zoning Appeals on 8/8/08D is installed within 120 days of occupancy. If occupancy occurs between September 30th of 2008 and March 1st of 2009 then landscaping and screening must be installed within 120 days of March 1st. 2009 7. That the public right-of-way not be used for the storage of vehicles and equipment unless the petitioner receives permission from the Department of Public Works - Infrastructure Services Division. 8. That there be no vehicles stored in the public right of way. 9. That the petitioner complies with all zoning conditions and building code requirements prior to occupancy. 10. That this Variance is granted for a period of five (5) 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>
76	29063 Special Use	Tina Williams Sanford Lessee Request to occupy a portion of the premises (1st floor) as a day care center for 90 children per shift infant - 12 years of age, operating 6:30 a.m. - midnight Monday - Saturday.	2454 W. Lisbon Av. A/K/A 2460 W. Lisbon Av. 15th Dist.
	Action:	Adjourned	
	Motion:	This matter was adjourned at the request of the applicant and will be rescheduled for the next available hearing.	
	Vote:	--	
	Conditions of Approval:	--	
77	28889 Special Use	Marcel Green-Minter Lessee Request to continue occupying a portion of the premises as a second-hand sales facility (furniture sales).	4727 W. Center St. A/K/A 4725 W. Center St. 15th Dist.
	Action:	Granted 2 yrs.	
	Motion:	Catherine Doyle 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 one (1) year 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 storefront windows remain as transparent vision glass and are maintained in an attractive manner. 5. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code. 6. That this Special Use is granted for a period of two (2) 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>
78	28818 Special Use	William H Smith Property Owner	2812 W. Fond Du Lac Av. 15th Dist.
		Request to occupy the premises as a contractor's yard and shop.	
	Action:	Denied	
	Motion:	Scott Winkler moved to deny the appeal. Seconded by Henry Szymanski.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
79	28989 Special Use	<p>Kalim M Beg Property Owner</p> <p>Request to raze and construct a motor vehicle filling station and convenience store utilizing the original pumps and canopy (applicant will be combining two adjacent lots and razing the existing filling station and two residential dwellings).</p>	<p>2624 W. Lisbon Av. A/K/A 2642 W. Lisbon Av. 15th Dist.</p>
	Action:	Granted 5 yrs.	
	Motion:	Scott Winkler 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 one (1) year 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 no additional signage may be erected on the site unless it meets the signage standards of s.295-605 of the Milwaukee Zoning Code. 5. That the premises is developed in accordance with the site façade and landscape plans submitted to the Board of Zoning Appeals on June 13, 2008 6. That landscaping and screening is implemented and maintained in a manner that meets the intent of city code. 7. That this use not operate between the hours of Midnight and 5:00 A.M. unless a 24-hour establishment license is obtained from the Common Council of the City of Milwaukee per s. 84-7 of the Milwaukee code of ordinances. 8. That site illumination must meet the lighting standards of s.295-409 of the Milwaukee Zoning Code. 9. That the petitioner take all measures necessary to control litter, loitering, and loud noise on the premises, including, but not limited to, hiring private personnel if necessary. 10. That glass tubes (i.e. type associated with individually sold flowers) and any other item deemed to be drug paraphernalia as defined by S.106-36 of the Milwaukee Code of Ordinances or Section 961.571 of the Wisconsin State Statutes not be sold on the premises 11. That the certified survey map combining these parcels is approved by the common council. 12. That the applicant does not have outdoor storage or display of products or merchandise. 13. That the applicant has no outdoor banners or other advertising except signage that has been approved and installed according to the requirements of a sign permit. 14. That this Special Use is granted for a period of five (5) 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>
80	28826 Dimensional Variance	Osie Tatum, Jr. Property Owner Request to continue occupying the premises as a religious assembly hall without the minimum number of required parking spaces (required 173 / proposed 136).	6090 N. 35th St. 1st Dist.
	Action:	Adjourned	
	Motion:	Scott Winkler moved to adjourn the appeal. Seconded by Catherine Doyle.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	
81	28896 Special Use	Gary Waltho Lessee Request to continue occupying the premises as a motor vehicle sales and repair facility.	7569 N. Teutonia Av. A/K/A 7571 N. Teutonia Av. 1st Dist.
	Action:	Adjourned	
	Motion:	Catherine Doyle moved to adjourn the appeal. Seconded by Donald Jackson.	
	Vote:	--	
	Conditions of Approval:	--	
82	29084 Special Use	Hassan S Saleh Lessee Request to occupy a portion of the premises as a motor vehicle repair facility (installing auto glass and stereos).	1951 W. Hampton Av. A/K/A 1957 W. Hampton Av. 1st Dist.
	Action:	Adjourned	
	Motion:	Scott Winkler moved to adjourn the appeal. Seconded by Donald Jackson.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
83	28990 Special Use	Nyishia Brown Lessee Request to occupy the premises as a group home for 8 occupants (any combination of teen mothers and their children).	6463 W. Leon Tr. 2nd Dist.
	Action:	Adjourned	
	Motion:	This matter has been adjourned at the request of the Alderman of the district and will be rescheduled for the next available hearing.	
	Vote:	--	
	Conditions of Approval:	--	
84	29062 Special Use	Will & Billie Gordon Lessee Request to occupy a portion of the premises as a day care center for 50 children infant to 12 years of age, operating Monday - Sunday 5:00 a.m. - 9:00 p.m.	6046 W. Fond Du Lac Av. A/K/A 6050 W. Fond Du Lac Av. 2nd Dist.
	Action:	Adjourned	
	Motion:	This matter was adjourned at the request of the Alderman of the district and will be rescheduled for the next available agenda.	
	Vote:	--	
	Conditions of Approval:	--	
85	28866 Special Use	Wesley Bryant Lessee Request to occupy a portion of the premises as a repair facility (tire repair and installation).	6046 W. Fond Du Lac Av. A/K/A 6050 W. Fond Du Lac Av. 2nd Dist.
	Action:	Dismissed	
	Motion:	Henry Szymanski moved to dismiss the appeal. Seconded by Donald Jackson.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
86	29094 Special Use	Gena L Clark Property Owner	7200 W. Sheridan Av. 2nd Dist.
		Request to occupy the premises as a group home for 4 occupants, 12 - 17 years of age.	
	Action:	Adjourned	
	Motion:	This matter has been adjourned at the request of the Alderman of the district and will be rescheduled for the next available agenda.	
	Vote:	--	
	Conditions of Approval:	--	
87	28598 Special Use	Hazim Farah Property Owner	7210 W. Capitol Dr. 2nd Dist.
		Request to continue occupying the premises as a car sales and repair facility.	
	Action:	Adjourned	
	Motion:	Donald Jackson moved to adjourn the appeal. Seconded by Scott Winkler.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
88	29075 Special Use	Steve Vieth Lessee Request to occupy the premises as a motor vehicle sales facility and car wash.	1010 E. Center St. A/K/A 1006 E. Center St. 3rd Dist.
	Action:	Granted 2 yrs.	
	Motion:	Scott Winkler 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 one (1) year 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 signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code. 5. That all car wash activity is conducted inside of the building. 6. That all wastewater is contained on site. 7. That a landscape and screening plan is submitted to the Board of Zoning Appeals and approved by the Zoning Administration Group prior to the issuance of any permits. The plan may require the removal of the chain link fence along the E. Center St frontage. 8. That there be no more than five cars displayed for sale on site. 9. That there be no vehicles displayed for sale in the public right of way. 10. That there be no work conducted in the public right of way. 11. That the applicant does not have outdoor storage or display of products or merchandise. 12. That the applicant has no outdoor banners or other advertising except signage that has been approved and installed according to the requirements of a sign permit. 13. That the applicant does not permit any exterior amplified sound, i.e., radios and stereos. 14. That the petitioner complies with all zoning conditions and building code requirements prior to occupancy. 15. That the applicant provides a Phase II site assesment for site contamination and underground stroage tanks. 16. That this Special Use is granted for a period of two (2) 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>
89	29089 Dimensional Variance	Rick & Laura Sue Mosier Property Owner Request to erect a freestanding sign that exceeds the maximum allowed display area (allowed 6 sq. ft. / proposed 12 sq. ft.).	3209 W. Wells St. A/K/A 3209 W. Wells St. A 4th Dist.
	Action:	Adjourned	
	Motion:	Donald Jackson moved to adjourn the appeal. Seconded by Henry Szymanski.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	
90	28473 Special Use/ Dimensional variance	St. James Estates LLC Therese Gilling;Property Owner Request to occupy the premises as a rooming house for eight occupants that does not meet the minimum required lot area per dwelling unit (required 4800 sq.ft. / 3175 sq.ft.) .	914 N. 18th St. A/K/A 916 N. 18th St. 4th Dist.
	Action:	Adjourned	
	Motion:	Scott Winkler moved to adjourn the appeal. Seconded by Henry Szymanski.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	
91	28474 Use Variance	St. James Estates LLC Therese Gilling;Property Owner Request to occupy the premises as a rooming house for eight occupants.	1922 W. Kilbourn Av. A/K/A 1922 W. Kilbourn Av. 1 4th Dist.
	Action:	Denied	
	Motion:	Scott Winkler moved to deny the appeal. Seconded by Catherine Doyle.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
92	28937 Dimensional Variance	James R Bach Prospective Buyer Request to construct a two-family residential dwelling that is over the maximum allowed front setback (allowed 6 ft. 32 in. / proposed 88 ft. 5 in.) .	949 N. 15th St. 4th Dist.
	Action:	Granted	
	Motion:	Scott Winkler 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 one (1) year 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 to run with the land. 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
93	29071 Dimensional Variance	St. Anne's Home for the Elderly, Milwaukee, Inc. Property Owner	3800 N. 92nd St. A/K/A 3800 N. 92nd St. 1006 5th Dist.
		Request to continue to occupy the premises as a community living arrangement that exceeds the maximum allowed lot coverage (allowed 104,408 ft. / proposed 109,667 ft.) and does not meet the minimum required side setback (required 3 ft. / proposed 0 ft.).	
	Action:	Granted	
	Motion:	Donald Jackson moved to grant the appeal. Seconded by Catherine Doyle.	
	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 one (1) year 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 to run with the land. 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
94	29072 Special Use/ Dimensional Variance	SASC, Inc. Lynn Vogt;Prospective Buyer Request to occupy the premises as a community living arrangement that does not meet the minimum required side setback (required 10 ft. / proposed 0 ft.) and the minimum required rear setback (required 29 ft. / proposed 5 ft.).	3820 N. 92nd St. A/K/A 3800 N. 92nd St. 5th Dist.
	Action:	Granted	
	Motion:	Donald Jackson moved to grant the appeal. Seconded by Catherine Doyle.	
	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 one (1) year 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 is implemented and maintained in accordance with the landscape plan submitted to the Board of Zoning Appeals on June 19, 2008. 5. That this Special Use is granted for a period of time commencing with the date hereof, and expiring on April 20, 2018 6. That these Variances are granted to run with the land. 	
95	28528 Special Use	Nick Antzoulatos Property Owner Request to continue occupying the premises as a used motor vehicle sales facility.	8144 W. Appleton Av. A/K/A 8144 A W. Appleton Av. 5th Dist.
	Action:	Adjourned	
	Motion:	Scott Winkler moved to adjourn this appeal. Seconded by Donald Jackson.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
96	29106 Special Use	Temple Chayah Ministries, Inc. Pastor Phillip Moreland II; Lessee Request to occupy the premises as a religious assembly hall.	3870 N. Port Washington Av. A/K/A 3872 N. Port Washington Av. 6th Dist.
	Action:	Granted 2 yrs.	
	Motion:	Donald Jackson 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 one (1) year 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 security barriers be removed to be in compliance with s252-76 of the Milwaukee Code of ordinances. 5. That the first floor windows along the Port Washington Av. facade remain as transparent vision glass and are maintained in an attractive manner. 6. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code. 7. That the petitioner obtains an occupancy certificate by having all required inspections, complies with current State commercial building code for assembly occupancies and complies with all zoning conditions and building code requirements prior to occupancy. 8. That this Special Use is granted for a period of two (2) 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>
97	29174 Special Use	Goodwill Industries of Southeast Wisconsin, Inc. Douglas W. Nass; Lessee	3903 N. Richards St. A/K/A 3901 N. Richards St. D 6th Dist.
		Request to occupy a portion of the premises as a social service facility (employment resource center).	
	Action:	Granted 3 yrs.	
	Motion:	Scott Winkler moved to grant the appeal. Seconded by Catherine Doyle.	
	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 one (1) year 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 three (3) years, commencing with the date hereof 	
98	29060 Dimensional Variance	Clear Channel Outdoor Dan Pomeroy; Lessee	2307 N. 7th St. A/K/A 725 W. North Av. 6th Dist.
		Request to erect an off premises sign that does not meet the minimum required street setback (required 35 ft. / proposed 20 ft.), does not meet the required setback from the freeway (required 500 ft. / proposed 100 ft.), and that is over the maximum allowed display area (allowed 300 sq. ft. / proposed 672 sq. ft.).	
	Action:	Adjourned	
	Motion:	Catherine Doyle moved to adjourn the appeal. Seconded by Henry Szymanski.	
	Vote:	4 Ayes, 0 Nays, 1 C. Zetley Abstained.	
	Conditions of Approval:	--	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
99	29064 Special Use	Askia Lawrence Property Owner	3064 N. 27th St. A/K/A 3068 N. 27th St. 206 7th Dist.
		Request to occupy the premises as a rooming house for 30 occupants.	
	Action:	Granted 1 yr.	
	Motion:	Scott Winkler 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 one (1) year 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 take all measures necessary to control litter, loitering, and loud noise on the premises, including, but not limited to, hiring private security personnel if necessary. 5. That the petitioner obtains an occupancy certificate by having all required inspections, complies with current State commercial building code for R-2 occupancies and complies with all zoning conditions and building code requirements prior to occupancy. 6. That this Special Use is granted for a period of one (1) year, commencing with the date hereof 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
100	29097 Dimensional Variance	Antonio and Veronica Serna Property Owner Request to install a residential fence that is over the maximum allowed height (allowed 4 ft. / proposed 6 ft.).	2600 S. 30th St. 8th Dist.
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Catherine Doyle.	
	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 one (1) year 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 to run with the land. 	
101	29050 Special Use	Alnita Allen Property Owner Request to occupy the premises as a group home for 5 occupants 12 - 17 years of age.	6537 W. Spokane St. 9th Dist.
	Action:	Granted 1 yr.	
	Motion:	Catherine Doyle 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 one (1) year 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 one (1) year, commencing with the date hereof 	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
102	29092 Use Variance	Travis Academy, Inc. Lessee Request to expand the secondary school to occupy adjacent office space and to continue occupying a portion of the premises as a secondary school .	8350 N. Steven Rd. A/K/A 8336 N. Steven Rd. 9th Dist.
	Action:	Granted 3 yrs.	
	Motion:	Scott Winkler 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 one (1) year 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 certificate by having all required inspections, complies with current State commercial building code for business and educational occupancies and complies with all zoning conditions and building code requirements prior to occupancy. 5. That this Variance 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>
103	28666 Special Use	John Erdmann Lessee Request to continue occupying the premises as a motorcycle sales, repair, and service facility.	7016 N. 76th St. A/K/A 7020 N. 76th St. 9th Dist.
	Action:	Granted 2 yrs.	
	Motion:	Scott Winkler 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 one (1) year 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 no disabled vehicles or parts are stored outside. 5. That all repair work is conducted inside of the building. 6. that landscaping is maintained in a manner that meets the intent of city code. 7. That the applicant does not have outdoor storage or display of products or merchandise. 8. That the applicant has no outdoor banners or other advertising except signage that has been approved and installed according to the requirements of a sign permit. 9. That this Special Use is granted for a period of two (2) years, commencing with the date hereof. 	

Other Business:

Board member Szymanski moved to approve the minutes of the July31, 2008 meeting. Seconded by Board member Cameron. Unanimously approved.

The Board set the next meeting for October 16, 2008.

Board member Winkler moved to adjourn the meeting at 7:55 p.m.. Seconded by Board member Jackson. Unanimously approved.

BOARD OF ZONING APPEALS

Secretary of the Board