

**BOARD OF ZONING APPEALS**  
**CITY OF MILWAUKEE**

**REGULAR MEETING - April 14, 2016**  
**City Hall, Common Council Committee Room 301-A**

***MINUTES***

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PRESENT:

**Chairwoman:** Catherine M. Doyle (*voting on items 35 – 54*)

**Members:** Henry Szymanski (*voting on items 1 – 54*)  
Jewel Currie (*voting on items 1 – 54*)  
Jennifer Current (*voting on items 1 – 54*)  
Eric Lowenberg (*voting on items 1 – 54*)

**Alt. Board Members:** Karen D. Dardy (*voting on items 1 – 34*)  
Erik Richardson (*Excused*)

START TIME: 4:05 p.m.

END TIME: 7:29 p.m.

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<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
1	BZZA-16-00101 Dimensional Variance	Matt Talbot Recovery Services, Inc., Property Owner  Request to erect a front yard fence that exceeds the maximum allowed height (Allowed 4 ft. / proposed 6 ft.)	429 W Uncas AV Ald. District 13
	Action:	Adjourned	
	Motion:	This matter has been adjourned at the request of the applicant 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>
2	BZZA-16-00051 Special Use	J.R. Gas and Convenience Store, LLC, Lessee	2008 W CENTER ST Ald. District 15
		Request to continue occupying the premises as a motor vehicle filling station (this is a new operator)	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. That the applicant does not have outdoor storage or display of products or merchandise.</li> <li>5. 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.</li> <li>6. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>7. That the applicant has no outdoor storage of auto parts, tires, nuisance vehicles or other junk and debris.</li> <li>8. 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.</li> <li>9. That site illumination must meet the lighting standards of s295-409 of the Milwaukee Zoning Code.</li> <li>10. 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.</li> <li>11. That landscaping and screening is maintained in accordance with s295-405-1-c-9 of the Milwaukee Zoning Code. Specifically that all plant material shall be maintained on an on-going basis, including seasonal tree and plant replacement.</li> <li>12. 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.</li> <li>13. 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.</li> <li>14. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.</li> </ol>	
3	BZZA-16-00054 Special Use	Christian Community Independence Center, Lessee	2487 W FOND DU LAC AV Ald. District 15
		Request to continue occupying the premises as a religious assembly hall (this is a new operator)	
	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>
4	BZZA-16-00057 Dimensional Variance, Use Variance	London Square Apartment Homes, LLC, Property Owner	2101 W GALENA ST Ald. District 15
		Request to continue to allow 2 freestanding sign that exceed the total number allowed, exceed the maximum allowed area, and are internally illuminated	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. That this Use Variance and Dimensional Variance are granted to run with the land.</li> </ol>	
5	BZZA-16-00068 Use Variance	ACTS, CDC, Prospective Buyer	2414 W VLIET ST Ald. District 15
		Request to occupy the premises as a general office	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. 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.</li> <li>5. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>6. That the applicant submit the hours of operation to the board once the offices are open for business.</li> <li>7. That within 60 days of Board approval of the special use the petitioner must meet with the Zoning Administration Group staff to evaluate the feasibility of landscaping the parking lot located on the east side of this parcel. The Zoning Administration Group staff may require that a landscape plan that attempts to meet the intent of City code by submitted and implemented.</li> <li>8. That this Use Variance is granted for a period of fifteen (15) years, commencing with the date hereof.</li> </ol>	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
6	BZZA-16-00069 Dimensional Variance, Special Use	God's Pleasant Community Church, Property Owner	1806 W CENTER ST Ald. District 15
		Request to continue occupying the premises as a religious assembly hall that does not meet the minimum required number of parking spaces	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. 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.</li> <li>5. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>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.</li> <li>7. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code.</li> <li>8. That this Special Use and Dimensional Variance are granted for a period of ten (10) years, commencing with the date hereof.</li> </ol>	
7	BZZA-16-00074 Special Use	Asha Family Services, Inc., Lessee	3719 W CENTER ST Ald. District 15
		Request to continue occupying the premises as a social service facility	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. 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.</li> <li>5. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>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.</li> <li>7. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code.</li> <li>8. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.</li> </ol>	

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8	BZZA-16-00075 Special Use	AJJ Petroleum, Lessee	905 W CENTER ST Ald. District 15
		Request to continue occupying the premises as a motor vehicle filling station	
	Action:	Adjourned	
	Motion:	This matter has been adjourned at the request of an interested party and will be rescheduled for the next available hearing.	
	Vote:		
	Conditions of Approval:		
9	BZZA-16-00056 Use Variance	Aldi Inc. (Wisconsin), Property Owner	5301 N HOPKINS ST Ald. District 1
		Request to continue occupying the premises as a general retail establishment	
	Action:	Adjourned	
	Motion:	This matter has been adjourned at the request of an interested party and will be rescheduled for the next available hearing.	
	Vote:		
	Conditions of Approval:		
10	BZZA-16-00059 Special Use	Kent Kaiser, Property Owner	6944 N TEUTONIA AV Ald. District 1
		Request to continue occupying the premises as a ground transportation service, motor vehicle repair and sales facility, outdoor salvage operation, and outdoor storage of heavy and light motor vehicles	
	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>
11	BZZA-16-00079 Special Use	House of Angels Childcare & Learning Center, LLC, Lessee	5250 N 35TH ST Ald. District 1
		Request to continue occupying the premises as a day care center for 44 children per shift infant - 13 years of age, operating Monday - Friday 6:00 a.m. - midnight	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>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.</li> <li>5. 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.</li> <li>6. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>7. That the facility does not exceed the capacity established by the State Department of Children and Families.</li> <li>8. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code.</li> <li>9. That the outdoor play area is not utilized before 9:00 A.M. or after 8:00 P.M.</li> <li>10. That the applicant applies for a loading zone on North 35th Street within thirty (30) days. Please contact Mr. Joe Halvorson at 414-286-8677 to apply for or to renew, if necessary, the loading zone.</li> <li>11. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.</li> </ol>	

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12	BZZA-16-00091 Special Use	Kids R Kreative, Lessee	5219 W VILLARD AV Ald. District 1
		Request to continue occupying the premises as a day care center for 35 per shift infant - 12 years of age, operating Monday - Saturday 6:00 a.m. - midnight	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. That the facility does not exceed the capacity established by the State Department of Children and Families.</li> <li>5. 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.</li> <li>6. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>7. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code.</li> <li>8. That the outdoor play area is not utilized before 9:00 A.M. or after 8:00 P.M.</li> <li>9. That the storefront windows remain as transparent glass per s295-605-2-i-3-c of the Milwaukee Code of Ordinances and are maintained in an attractive manner.</li> <li>10. That the applicant maintains the loading zone on West Villard Avenue. Please contact Mr. Joe Halvorson at 414-286-8677 to renew, if necessary, the loading zone.</li> <li>11. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.</li> </ol>	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
13	BZZA-16-00055 Dimensional Variance	Teen Challenge Wisconsin, Property Owner	5333 N 91ST ST Ald. District 2
		Request to construct a building that exceeds the maximum allowed setback (Required 15 ft. / Proposed 137 ft.)	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. That the applicant does not have outdoor storage or display of products or merchandise.</li> <li>5. 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.</li> <li>6. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>7. That the petitioner obtains an occupancy certificate by having all required inspections, complies with current State commercial building code and complies with all zoning conditions and building code requirements prior to occupancy.</li> <li>8. That the submitted landscape and screening plans are revised to meet the intent of city code section 295-405. Specifically the revised plan must contain a second row of shrubs along the street frontage and contain an opaque fence along the north property line. The revised plan must be submitted to and approved by the Plan Examination section of the Milwaukee Development Center prior to the issuance of any permits.</li> <li>9. That landscaping and screening in accordance with an approved landscape plan is implemented within 90 days of occupancy and is maintained in accordance with s295-405-1-c-9 of the Milwaukee Zoning Code. Specifically that all plant material shall be maintained on an on-going basis, including seasonal tree and plant replacement.</li> <li>10. That the property owner record an easement with the Milwaukee County Register of Deeds granting vehicular access to the premises from 9246 West Appleton Avenue.</li> <li>11. That this Dimensional Variance is granted to run with the land.</li> </ol>	
14	BZZA-16-00081 Dimensional Variance	Benny Germanski, Property Owner	3321 N OAKLAND AV Ald. District 3
		Request to occupy the premises as a two-family dwelling that does not meet the minimum required lot area per dwelling unit (required 2,400 sq.ft. / proposed 1,800 sq.ft.)	
	Action:	Adjourned	
	Motion:	This matter has been adjourned at the request of an interested party 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>
15	BZZA-16-00089 Use Variance	William Stevens, Lessee	7007 N 115TH ST Ald. District 5
		Request to occupy a portion of the premises as a contractor's shop and contractor's yard	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. That all areas used for parking follow the standards set in 295-403-3-b of the Milwaukee Code of Ordinances.</li> <li>5. 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.</li> <li>6. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>7. That this Use Variance is granted for a period of ten (10) years, commencing with the date hereof.</li> </ol>	
16	BZZA-16-00094 Use Variance	Three Sisters Landscaping, Lessee	7007 N 115TH ST Ald. District 5
		Request to occupy a portion of the premises as a contractor's shop	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. That all areas used for parking follow the standards set in 295-403-3-b of the Milwaukee Code of Ordinances.</li> <li>5. 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.</li> <li>6. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>7. That all repair work is conducted inside the building.</li> <li>8. That this Use Variance is granted for a period of ten (10) years, commencing with the date hereof.</li> </ol>	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
17	BZZA-16-00028 Special Use	Kal Service, Lessee	232 W LOCUST ST Ald. District 6
		Request to continue occupying the premises as a motor vehicle filling station	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. That the applicant does not have outdoor storage or display of products or merchandise.</li> <li>5. 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.</li> <li>6. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>7. 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.</li> <li>8. 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.</li> <li>9. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code.</li> <li>10. That landscaping and screening is maintained in accordance with s295-405-1-c-9 of the Milwaukee Zoning Code. Specifically that all plant material shall be maintained on an on-going basis, including seasonal tree and plant replacement.</li> <li>11. 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.</li> <li>12. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.</li> </ol>	

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18	BZZA-16-00082 Special Use	Jerome Johnson, Property Owner	3607 N RICHARDS ST Ald. District 6
		Request to continue occupying the premises as a motor vehicle repair facility	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. That the applicant has no outdoor storage of auto parts, tires, nuisance vehicles or other junk and debris.</li> <li>5. 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.</li> <li>6. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>7. That all repair work is conducted inside the building.</li> <li>8. That a Recycling, Salvaging, or Towing Premises License must be obtained, City Clerk License Division, by any person, who in the course of normal business activities, generates or removes 25 or more waste tires per calendar year.</li> <li>9. That signage must meet the signage standards of s.295-805 of the Milwaukee Zoning Code.</li> <li>10. That landscaping and screening is maintained in accordance with s295-405-1-c-9 of the Milwaukee Zoning Code. Specifically that all plant material shall be maintained on an on-going basis, including seasonal tree and plant replacement.</li> <li>11. That no work on or storage of vehicles occurs in the public right-of-way.</li> <li>12. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.</li> </ol>	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
19	BZZA-16-00080 Special Use	Keith Newson, Property Owner	4206 W CAPITOL DR Ald. District 7
		Request to continue occupying the premises as a religious assembly hall	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>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.</li> <li>5. 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.</li> <li>6. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>7. That the storefront windows remain as transparent glass per s295-605-2-i-3-c of the Milwaukee Code of Ordinances and are maintained in an attractive manner.</li> <li>8. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code.</li> <li>9. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.</li> </ol>	
20	BZZA-16-00104 Special Use	Steven and Susie Anders, Property Owner	3359 N 25TH ST Ald. District 7
		Request to continue occupying the premises as a group home for 8 occupants	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. 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.</li> <li>5. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>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.</li> <li>7. That a contact name and phone number be provided to the Board office within 30 days of the issuance of this written decision.</li> <li>8. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.</li> </ol>	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
21	BZZA-15-0034203-H Special Use	Mandeep Dhawan, Property Owner	3510 W Lincoln Av Ald. District 8
		Request to add outdoor storage to the Board-approved motor vehicle filling station and car wash	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. That the items stored outside are limited to the materials listed in the plan of operation submitted to the board on February 16, 2016.</li> <li>5. 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.</li> <li>6. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>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.</li> <li>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.</li> <li>9. 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.</li> <li>10. That site illumination must meet the lighting standards of s.295-409 of the Milwaukee Zoning Code.</li> <li>11. That the petitioner shall implement and maintain landscaping and screening in accordance with the landscape plan submitted to the Department of City Development in September of 2000. Specifically that the petitioner plant additional trees and shrubs and replace dying shrubs in order to be in compliance with the landscape plan.</li> <li>12. That this Special Use is granted for a period of time commencing with the date hereof, and expiring on July 30, 2024.</li> </ol>	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
22	BZZA-16-00027 Special Use	Granville Preparatory Academy, Lessee	8225 N 107TH ST Ald. District 9
		Request to continue occupying the premises as a day care center for 36 children per shift infant - 12 years of age, operating Monday - Friday 5:00 a.m. - 9:00 p.m. and Saturday 6:00 a.m. - 6:00 p.m.	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. 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.</li> <li>5. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>6. That the facility does not exceed the capacity established by the State Department of Children and Families.</li> <li>7. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code.</li> <li>8. That the outdoor play area is not utilized before 9:00 A.M. or after 8:00 P.M.</li> <li>9. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.</li> </ol>	
23	BZZA-16-00098 Special Use	Falling Into Loving Arms Childcare & Preschool LLC, Lessee	7945 N 76TH ST Ald. District 9
		Request to increase the hours of operation from Monday - Saturday 5:30 a.m. - midnight to Monday - Sunday 5:30 a.m. - 1:00 a.m. for the Board-approved day care center for 115 children per shift infant - 13 years of age (this is a new operator)	
	Action:	Adjourned	
	Motion:	This matter has been adjourned at the request of an interested party 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>
24	BZZA-15-0034166-H Special Use	Redeeming Faith Ministries, Lessee	6729 W Capitol Dr Ald. District 10
		Request to occupy a portion of the premises as a religious assembly hall	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. 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.</li> <li>5. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>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.</li> <li>7. That the petitioner obtains an occupancy certificate by having all required inspections, complies with current State commercial building code and complies with all zoning conditions and building code requirements prior to occupancy.</li> <li>8. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code.</li> <li>9. That this Special Use is granted for a period of three (3) years, commencing with the date hereof.</li> </ol>	
25	BZZA-16-00046 Dimensional Variance	WRTP/Big Step, Property Owner	3841 W WISCONSIN AV Ald. District 10
		Request to erect an off-premise sign that does not meet the minimum distance between any two ground or roof signs (required 500 ft. / proposed 120 ft.)	
	Action:	Adjourned	
	Motion:	This matter has been adjourned at the request of an interested party 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	BZZA-16-00072 Dimensional Variance	Wyeast Pizza LLC, Property Owner	5601 W VLIET ST Ald. District 10
		Request to occupy a portion of the premises as a parking lot that does not meet the minimum required landscaping	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>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.</li> <li>5. 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.</li> <li>6. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>7. That the applicant has no outdoor storage of auto parts, tires, nuisance vehicles or other junk and debris.</li> <li>8. That landscaping and screening in accordance to the plan submitted to the Board on February 26, 2016 is implemented and is maintained in accordance with s295-405-1-c-9 of the Milwaukee Zoning Code. Specifically that all plant material shall be maintained on an on-going basis, including seasonal tree and plant replacement.</li> <li>9. That the portion of the driveway approach adjacent to the proposed patio must be closed and restored to City of Milwaukee specifications within one (1) year. Please contact the Development Center Tech Team at 414-286-8208 to apply for a DPW permit to close, partially, the driveway approach.</li> <li>10. That this Dimensional Variance is granted to run with the land.</li> </ol>	
27	BZZA-16-00088 Special Use	Upper Iowa University, Lessee	620 S 76TH ST Ald. District 10
		Request to continue occupying a portion of the premises as a college	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. 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.</li> <li>5. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>6. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.</li> </ol>	



<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
28	BZZA-16-00052 Special Use	First Church of Christ, Scientist, Property Owner	6611 W OKLAHOMA AV Ald. District 11
		Request to continue occupying the premises as a religious assembly hall	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. 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.</li> <li>5. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>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.</li> <li>7. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code.</li> <li>8. That this Special Use is granted for a period of fifteen (15) years, commencing with the date hereof.</li> </ol>	
29	BZZA-16-00053 Use Variance	MG Multiservicios Milwaukee Corp., Lessee	925 S CESAR E CHAVEZ DR Ald. District 12
		Request to occupy a portion of the premises as a currency exchange	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. 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.</li> <li>5. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>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.</li> <li>7. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code.</li> <li>8. That the storefront windows remain as transparent glass per s295-605-2-i-3-c of the Milwaukee Code of Ordinances and are maintained in an attractive manner.</li> <li>9. That this Use Variance is granted for a period of three (3) years, commencing with the date hereof.</li> </ol>	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
30	BZZA-16-00066 Special Use	MD Property Management, Property Owner	1325 S 15TH PL Ald. District 12
		Request to continue occupying the premises as a principal use parking lot	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. 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.</li> <li>5. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>6. That the applicant has no outdoor storage of auto parts, tires, nuisance vehicles or other junk and debris.</li> <li>7. That landscaping and screening is maintained in accordance with s295-405-1-c-9 of the Milwaukee Zoning Code. Specifically that all plant material shall be maintained on an on-going basis, including seasonal tree and plant replacement.</li> <li>8. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.</li> </ol>	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
31	BZZA-16-00067 Special Use	Vine Property LLC, Property Owner	1538 W NATIONAL AV Ald. District 12
		Request to continue occupying the premises as a motor vehicle sales and repair facility and body shop	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. That the applicant has no outdoor storage of auto parts, tires, nuisance vehicles or other junk and debris.</li> <li>5. 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.</li> <li>6. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>7. That all repair work is conducted inside the building.</li> <li>8. That a Recycling, Salvaging, or Towing Premises License must be obtained, City Clerk License Division, by any person, who in the course of normal business activities, generates or removes 25 or more waste tires per calendar year.</li> <li>9. That all motor vehicle body work is performed inside the building with the doors closed. All vehicle painting must comply with requirements chapter 236 of the Milwaukee Code of Ordinances and no painting may be performed until a spray booth is installed under permit, inspected and approved.</li> <li>10. That signage must meet the signage standards of s.295-805 of the Milwaukee Zoning Code.</li> <li>11. That landscaping and screening is maintained in accordance with s295-405-1-c-9 of the Milwaukee Zoning Code. Specifically that all plant material shall be maintained on an on-going basis, including seasonal tree and plant replacement.</li> <li>12. That no work on or storage of vehicles occurs in the public right-of-way.</li> <li>13. That no sales vehicles are displayed in the public right-of-way.</li> <li>14. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.</li> </ol>	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
32	BZZA-16-00077 Special Use	The Universal Church, Lessee	1215 S CESAR E CHAVEZ DR Ald. District 12
		Request to occupy the premises as a religious assembly hall	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>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.</li> <li>5. 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.</li> <li>6. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>7. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code.</li> <li>8. That the storefront windows remain as transparent glass in accordance with the glazing standards of s295-605-2-i-3 of the Milwaukee Code of Ordinances and are maintained in an attractive manner.</li> <li>9. That this Special Use is granted for a period of three (3) years, commencing with the date hereof.</li> </ol>	
33	BZZA-16-00078 Special Use	Anthony Lacroix, Property Owner	620 S 6TH ST Ald. District 12
		Request to continue occupying the premises as a motor vehicle sales facility	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. That the applicant has no outdoor storage of auto parts, tires, nuisance vehicles or other junk and debris.</li> <li>5. 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.</li> <li>6. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>7. That landscaping and screening is maintained in accordance with s295-405-1-c-9 of the Milwaukee Zoning Code. Specifically that all plant material shall be maintained on an on-going basis, including seasonal tree and plant replacement.</li> <li>8. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code.</li> <li>9. That no sales vehicles are displayed in the public right-of-way.</li> <li>10. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.</li> </ol>	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
34	BZZA-16-00103 Use Variance	Elizabeth Cruz, Lessee	1235 S CESAR E CHAVEZ DR Ald. District 12
		Request to occupy a portion of the premises as a currency exchange, payday loan, or title loan agency	
	Action:	Granted	
	Motion:	Eric Lowenberg moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 H. Szymanski Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>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.</li> <li>5. 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.</li> <li>6. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>7. That all areas used for parking follow the standards set in 295-403-3-b of the Milwaukee Code of Ordinances.</li> <li>8. That the storefront windows remain as transparent glass per s295-605-2-i-3-c of the Milwaukee Code of Ordinances and are maintained in an attractive manner.</li> <li>9. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code.</li> <li>10. That this Use Variance is granted for a period of three (3) years, commencing with the date hereof.</li> </ol>	
35	BZZA-16-00121 Special Use	Advances Waste Services, Lessee	4212 W HIGHLAND BL Ald. District 15
		Request for rehearing of case #34105	
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the rehearing request. Seconded by Jennifer Current.	
	Vote:	4 Ayes, 0 Nays, 1 C. Doyle Abstained.	
	Conditions of Approval:		

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
36	BZZA-15-0034151-H Special Use	Four Keys, LLC d/b/a Rosen Nissan, Lessee	5572 S 27th St Ald. District 13
		Request to add outdoor motor vehicle storage to the Board approved motor vehicle sales facility	
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Eric Lowenberg.	
	Vote:	4 Ayes, 0 Nays, 1 C. Doyle Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That the permits required to execute the approved outdoor storage facility be obtained within one (1) year of the date hereof.</li> <li>3. That any permits required to execute the approved motor vehicle sales facility plans be obtained within two (2) years of the date hereof.</li> <li>4. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>5. 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.</li> <li>6. That the petitioner obtains an occupancy certificate by having all required inspections, complies with current State commercial building code and complies with all zoning conditions and building code requirements prior to occupancy.</li> <li>7. That the applicant has no outdoor storage of auto parts, tires, nuisance vehicles or other junk and debris.</li> <li>8. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>9. That site illumination must meet the lighting standards of s.295-409 of the Milwaukee Zoning Code.</li> <li>10. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code.</li> <li>11. That landscaping and screening is maintained in accordance with the landscape plan submitted to the Board of Zoning Appeals on August 20, 2012 and in accordance with s295-405-1-c-9 of the Milwaukee Zoning Code. Specifically that all plant material shall be maintained on an on-going basis, including seasonal tree and plant replacement.</li> <li>12. That no sales vehicles are displayed in the public right-of-way.</li> <li>13. That this Special Use is granted for a period of time commencing with the date hereof, and expiring on March 18, 2024.</li> </ol>	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
37	BZZA-16-00062 Dimensional Variance	Jeanette Barquet, Property Owner	1202 W OKLAHOMA AV Ald. District 14
		Request to allow window signs that cover more than the allowed area (Allowed 25% / Proposed 100%)	
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 C. Doyle Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. That the petitioner come into compliance with code requirements for window coverage along the Oklahoma Avenue frontage.</li> <li>5. That the Variance for signage along the 12th Street frontage is approved to run with the land.</li> </ol>	
38	BZZA-16-00063 Dimensional Variance	Jeanette Barquet, Property Owner	3001 S 13TH ST Ald. District 14
		Request to allow window signs that cover more than the allowed area (Allowed 25% / Proposed 100%)	
	Action:	Granted	
	Motion:	Jewel Currie moved to grant the appeal. Seconded by Eric Lowenberg.	
	Vote:	4 Ayes, 0 Nays, 1 C. Doyle Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. That the petitioner come into compliance with code requirements for window coverage along the South 13th Street frontage.</li> <li>5. That the signage along Manitoba Avenue is granted to run with the land.</li> </ol>	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
39	BZZA-15-0034095-H Special Use	Natasha Ragsdale, Lessee	4701 W Lisbon Av Ald. District 15
		Request to occupy a portion of the premises as a day care center for 37 children per shift infant - 12 years of age, operating Monday - Friday 6:00 a.m. - 11:30 p.m.	
	Action:	Adjourned	
	Motion:	Henry Szymanski moved to adjourn the appeal. Seconded by Jennifer Current.	
	Vote:	4 Ayes, 0 Nays, 1 C. Doyle Abstained.	
	Conditions of Approval:		



<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
40	BZZA-15-0033764-H Use Variance	Kerry's Cycle LLC Andy Song, Lessee	926 N 37th St Ald. District 15
	Action:	Request to occupy the premises as an outdoor storage facility and to allow a barbed-wire fence Granted	
	Motion:	Henry Szymanski moved to grant the request for outdoor storage. Seconded by Jewel Currie. Henry Szymanski moved to deny the request for a barbed-wire fence. Seconded by Eric Lowenberg.	
	Vote:		
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. That the applicant has no outdoor storage of auto parts, tires, nuisance vehicles or other junk and debris.</li> <li>5. 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.</li> <li>6. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>7. That all areas used for parking follow the standards set in 295-403-3-b of the Milwaukee Code of Ordinances.</li> <li>8. That no outdoor salvage take place at this location without obtaining the proper permits. An outdoor salvage operation in a (RT4) Residential District is not a permitted use and requires a variance, which will require approval from the Board of Zoning Appeals.</li> <li>9. That no automobiles be used as animal shelters.</li> <li>10. That no trailer, mobile home, motor vehicle, wagon or a portable building be used in place of a permanent building with a foundation for any business, religious, educational, restaurant, commissary, shop, storage, office, laboratory, merchandise display or other similar occupancy.</li> <li>11. 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.</li> <li>12. That the petitioner obtains an occupancy certificate by having all required inspections, complies with current State commercial building code and complies with all zoning conditions and building code requirements prior to occupancy.</li> <li>13. That the activities performed on the property are not detrimental to the surrounding properties and neighborhood. Activities performed are related to the operation of the business and do not generate noise, dust, or debris.</li> <li>14. That only operable vehicles be stored at this location.</li> <li>15. That the mesh screening attached to the chain link fence is maintained.</li> <li>16. That the Use Variance request for the barbed-wire fence is denied.</li> <li>17. That the Use Variance request for outdoor storage is granted for a period of three (3) years, commencing with the date hereof.</li> </ol>	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
41	BZZA-15-0034096-H Special Use	Zollie Sanford, Lessee	3101 W Cameron Av Ald. District 1
		Request to occupy the premises as a car wash	
	Action:	Adjourned	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Jennifer Current.	
	Vote:	4 Ayes, 0 Nays, 1 C. Doyle Abstained.	
	Conditions of Approval:		

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
42	BZZA-15-0034115-H Special Use	Eric Broxton, Lessee	4957 N Teutonia Av Ald. District 1
		Request to occupy the premises as a motor vehicle repair facility	
	Action:	Granted	
	Motion:	Jewel Currie moved to grant the appeal. Seconded by Henry Szymanski.	
	Vote:	4 Ayes, 0 Nays, 1 C. Doyle Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. That the applicant has no outdoor storage of auto parts, tires, nuisance vehicles or other junk and debris.</li> <li>5. 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.</li> <li>6. That all repair work is conducted inside the building.</li> <li>7. That a Recycling, Salvaging, or Towing Premises License must be obtained by any person, who in the course of normal business activities, generates or removes 25 or more waste tires per calendar year.</li> <li>8. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>9. That the petitioner obtains an occupancy certificate by having all required inspections, complies with current State commercial building code and complies with all zoning conditions and building code requirements prior to occupancy.</li> <li>10. That all areas used for parking follow the standards set in 295-403-3-b of the Milwaukee Code of Ordinances.</li> <li>11. 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.</li> <li>12. That the landscape and screening plan submitted to the Board of Zoning Appeals on November 18, 2015 is revised to meet the intent of city code section 295-405. The revised plan must be submitted to the Board of Zoning Appeals and approved by the Zoning Administration Group prior to the issuance of any permits. Specifically the revised landscape plan should include trees.</li> <li>13. That landscaping and screening in accordance with an approved landscape plan is implemented within 90 days of occupancy and is maintained in accordance with s295-405-1-c-9 of the Milwaukee Zoning Code. Specifically that all plant material shall be maintained on an on-going basis, including seasonal tree and plant replacement.</li> <li>14. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code.</li> <li>15. That a Department of Public Works (DPW) permit is obtained for any work in the public right-of-way, including, but not limited to, the planting of trees, shrubs and other plant materials. The DPW permit must be obtained prior to the start of any work in the public right-of-way. Please contact Ms. Dawn Schmidt at 414-286-2454 with questions regarding this matter.</li> <li>16. That no work on or storage of vehicles occurs in the public right-of-way.</li> <li>17. That this Special Use is granted for a period of five (5) years, commencing with the date hereof.</li> </ol>	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
43	BZZA-16-00065 Special Use	Grateful Girls, Inc., Lessee	5026 N 19TH PL Ald. District 1
		Request to occupy the premises as a group home for 8 occupants	
	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:		
44	BZZA-16-00092 Use Variance	Vikramjit Dhillon, Lessee	931 E OGDEN AV Ald. District 4
		Request to occupy a portion of the premises as an animal clinic	
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Jennifer Current.	
	Vote:	4 Ayes, 0 Nays, 1 C. Doyle Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. That the petitioner obtains an occupancy certificate by having all required inspections, complies with current State commercial building code and complies with all zoning conditions and building code requirements prior to occupancy.</li> <li>5. 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.</li> <li>6. That the facility not be open on Sundays.</li> <li>7. That the applicant submit a contact name and number that can be directly reached 24 hours a day and 7 days a week to all interested parties, including but not limited to, the Alderman of the District, the Board of Zoning Appeals, and the Department of Neighborhood Services.</li> <li>8. That this Use Variance is granted for a period of five (5) years, commencing with the date hereof.</li> </ol>	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
45	BZZA-16-00039 Special Use	Tamira Collins, Lessee	531 E BURLEIGH ST Ald. District 6
		Request to increase the number of children from 82 to 110 per shift infant - 12 years of age, and increase the hours of operation from Monday - Saturday 5:30 a.m. - midnight to Monday - Sunday 5:00 a.m. - midnight and to continue occupying the premises as a day care center	
	Action:	Granted	
	Motion:	Jewel Currie moved to grant the appeal. Seconded by Henry Szymanski.	
	Vote:	4 Ayes, 0 Nays, 1 C. Doyle Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. 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.</li> <li>5. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>6. That the petitioner obtains a new occupancy certificate to account for the increased number of children by having all required inspections, complies with current State commercial building code for institutional occupancies and complies with all zoning conditions and building code requirements prior to occupancy.</li> <li>7. That the facility does not exceed the capacity established by the State Department of Children and Families.</li> <li>8. That signage must meet the signage standards of s.295-605 of the Milwaukee Zoning Code.</li> <li>9. That the outdoor play area is not utilized before 9:00 A.M. or after 8:00 P.M.</li> <li>10. That the petitioner submit a copy of the State of Wisconsin day care license to the Board of Zoning Appeals within 60 days of State issuance of the license.</li> <li>11. That a contact name and phone number be provided to the Board office within 60 days of the issuance of this written decision. The phone number must be available 24 hours a day.</li> <li>12. That the storefront windows remain as transparent glass per s295-605-2-i-3-c of the Milwaukee Code of Ordinances and are maintained in an attractive manner.</li> <li>13. That the applicant maintain the loading zone on East Burleigh Street. Please contact Mr. Joe Halvorson at 414-286-8677 to renew the loading zone, as necessary.</li> <li>14. That a Special Privilege be obtained from the City of Milwaukee Common Council to allow the ramp and platform to occupy the public right-of-way. The Special Privilege application must be submitted within thirty (30) days. Please contact Ms. Dawn Schmidt to obtain a Special Privilege Application Form or with questions at 414-286-2454.</li> <li>15. That this Special Use is granted for a period of time commencing with the date hereof, and expiring on October 14, 2019.</li> </ol>	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
46	BZZA-16-00073 Use Variance	All Faith Solid Foundation Institution, Lessee	4127 N RICHARDS ST Ald. District 6
		Request to occupy the premises as a religious assembly hall	
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Jewel Currie.	
	Vote:	4 Ayes, 0 Nays, 1 C. Doyle Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. That the petitioner obtains an occupancy certificate by having all required inspections, complies with current State commercial building code and complies with all zoning conditions and building code requirements prior to occupancy.</li> <li>5. 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.</li> <li>6. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>7. 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.</li> <li>8. That all areas used for parking follow the standards set in 295-403-3-b of the Milwaukee Code of Ordinances.</li> <li>9. That this Use Variance is granted for a period of three (3) years, commencing with the date hereof.</li> </ol>	
47	BZZA-15-0033779-H Use Variance	Unity Missionary Baptist Church Nathaniel Johnson, Property Owner	3257 N 39th St Ald. District 7
		Request to continue occupying the premises as a principal use parking lot	
	Action:	Adjourned	
	Motion:	Eric Lowenberg moved to adjourn the appeal. Seconded by Henry Szymanski.	
	Vote:	4 Ayes, 0 Nays, 1 C. Doyle Abstained.	
	Conditions of Approval:		
48	BZZA-16-00012 Special Use	Hassan Saleh, Lessee	2007 W NATIONAL AV Ald. District 8
		Request to continue occupying the premises as a motor vehicle sales and repair facility	
	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>
49	BZZA-16-00014 Use Variance	TransCenter for Youth, Inc., Property Owner	3628 W PIERCE ST Ald. District 8
		Request to increase the number of children from 100 to 120 and increase the hours of operation from 8:00 a.m. - 4:00 p.m. Monday - Friday to 8:00 a.m. - 8:00 p.m. Monday - Sunday for the Board-approved secondary school	
	Action:	Granted	
	Motion:	Jewel Currie moved to grant the appeal. Seconded by Henry Szymanski.	
	Vote:	4 Ayes, 0 Nays, 1 C. Doyle Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. 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.</li> <li>5. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>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.</li> <li>7. That signage must meet the signage standards of s.295-805 of the Milwaukee Zoning Code for IM districts.</li> <li>8. That the applicant obtain off-street parking for its employees. The applicant must provide proof of off-street parking to the Board of Zoning Appeals Office within six months.</li> <li>9. That warning, parking and other regulatory signage associated with traffic control in school zones be installed as required. Contact Mr. Joe Halvorson at 414-286-8677 to make arrangements for the design and installation of the required signage.</li> <li>10. That this Use Variance is granted for a period of time commencing with the date hereof, and expiring on May 13, 2029.</li> </ol>	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
50	BZZA-16-00071 Dimensional Variance	John Amato Hyundai, Lessee	8301 N 76TH ST Ald. District 9
		Request to erect a sign that exceeds the maximum allowed height (allowed 14 ft. / proposed 29 ft. 10 in.)	
	Action:	Granted	
	Motion:	Jennifer Current moved to grant the appeal. Seconded by Eric Lowenberg.	
	Vote:	4 Ayes, 0 Nays, 1 C. Doyle Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. 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.</li> <li>5. That this Dimensional Variance is granted to run with the land.</li> </ol>	
51	BZZA-16-00097 Use Variance	Spirit of Peace Lutheran Church, Property Owner	5505 W LLOYD ST Ald. District 10
		Request to occupy a portion of the premises as a dormitory	
	Action:	Granted	
	Motion:	Henry Szymanski moved to grant the appeal. Seconded by Eric Lowenberg.	
	Vote:	4 Ayes, 0 Nays, 1 C. Doyle Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. 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.</li> <li>5. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>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.</li> <li>7. That the applicant submit a contact name and number that can be directly reached 24 hours a day and 7 days a week to all interested parties, including but not limited to, the Alderman of the District, the Board of Zoning Appeals, and the Department of Neighborhood Services.</li> <li>8. That this Use Variance is granted for a period of three (3) years, commencing with the date hereof.</li> </ol>	



<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
52	BZZA-16-0034289-H Special Use	Matt Talbot Recovery Services, Inc. Freddie Smith, Lessee	2462 S 12th St Ald. District 12
		Request to continue occupying the premises as a transitional living facility for 4 occupants (this is a new operator)	
	Action:	Adjourned	
	Motion:	Jewel Currie moved to grant the appeal. Seconded by Henry Szymanski.	
	Vote:	4 Ayes, 0 Nays, 1 C. Doyle Abstained.	
	Conditions of Approval:		

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
53	BZZA-16-00011 Use Variance	Hassan Saleh, Lessee	1919 S 13TH ST Ald. District 12
		Request to continue occupying the premises as a motor vehicle repair facility	
	Action:	Granted	
	Motion:	Jewel Currie moved to grant the appeal. Seconded by Eric Lowenberg.	
	Vote:	4 Ayes, 0 Nays, 1 C. Doyle Abstained.	
	Conditions of Approval:	<ol style="list-style-type: none"> <li>1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.</li> <li>2. That any permits required to execute the approved plans be obtained within one (1) year of the date hereof.</li> <li>3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.</li> <li>4. That the applicant has no outdoor storage of auto parts, tires, nuisance vehicles or other junk and debris.</li> <li>5. 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.</li> <li>6. That no prohibited signage be displayed at the location per code section 295-407-9.</li> <li>7. That a Recycling, Salvaging, or Towing Premises License must be obtained, City Clerk License Division, by any person, who in the course of normal business activities, generates or removes 25 or more waste tires per calendar year.</li> <li>8. That all repairs, installations and testing of equipment are conducted inside the building with the door closed.</li> <li>9. That all areas used for parking follow the standards set in 295-403-3-b of the Milwaukee Code of Ordinances.</li> <li>10. 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.</li> <li>11. That all installation and testing audio equipment and alarm systems must be conducted inside the building with overhead doors closed and at minimum amplification, and that customers are not permitted to test alarms or audio equipment on-site unless the tests are conducted inside the building with the doors closed and at minimum amplification.</li> <li>12. That no work on or storage of vehicles occurs in the public right-of-way.</li> <li>13. That vehicles are not parked on or across the public sidewalk.</li> <li>14. That this Use Variance is granted for a period of ten (10) years, commencing with the date hereof.</li> </ol>	

<u>Item No.</u>	<u>Case No./ Case Type</u>	<u>Description</u>	<u>Premises Address/Ald. Dist.</u>
54	BZZA-15-0034132-H Use Variance	Divine Destiny School LaQuetta Clipps, Lessee	5126 N 38th St Ald. District 1
		Request to increase the number of from 150 to 220 and to continue occupying the premises as an elementary school for students K4 - 8th grades, operating Monday - Friday 7:30 a.m. - 3:30 p.m. (this is a new operator)	
	Action:	Denied	
	Motion:	Jewel Currie moved to deny the appeal. Seconded by Jennifer Current.	
	Vote:	4 Ayes, 0 Nays, 1 C. Doyle Abstained.	
	Conditions of Approval:		

**Other Business:**

Board member Henry Szymanski moved to approve the minutes of the March 10, 2016 meeting. Seconded by Board member Eric Lowenberg. Unanimously approved.

The Board set the next meeting for May 12, 2016.

Board member Henry Szymanski moved to adjourn the meeting at 7:29 p.m. Seconded by Board member Jennifer Current. Unanimously approved.

**BOARD OF ZONING APPEALS**

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Secretary of the Board