

AGENDA

May 16, 2013

PLEASE TAKE NOTICE THAT a hearing will be held before the Board of Zoning Appeals of the City of Milwaukee on **Thursday, May 16, 2013**, commencing at **4:00 p.m.** in the Common Council Committee Rooms, **Room 301-A**, City Hall, Third Floor, 200 East Wells Street, Milwaukee, Wisconsin, affecting the following premises. Please note that most items have been scheduled for approximately five to ten minutes. If an item takes longer than its allotted time, the item may be adjourned to the next available hearing date.

4:00 p.m. Administrative Consent Agenda

Items scheduled for approval on the Administrative Consent Agenda

No oral testimony will be taken on these items.

<u>Item No.</u>	<u>Ald Dist</u>	<u>Case No. Type</u>	<u>Case Information</u>	<u>Location</u>
1	8th	32181 Special Use <i>Dismissal</i>	Daniel Krall, Prospective Buyer Request to occupy the premises as a heavy motor vehicle repair, sales, and outdoor storage facility	2101 S. 37th St.
2	12th	32325 Dimensional Variance <i>Dismissal</i>	Sean Kiebzak, Other Request to allow a fence that exceeds the maximum allowed height (allowed 4 ft. / proposed 6 ft.)	934 S. 5th St.
3	14th	32182 Special Use <i>Dismissal</i>	Michael Patton, Lessee Request to occupy the premises as an assembly hall (operated in conjunction with a permitted tavern on site)	3000 S. 13th St.

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4:00 p.m. Administrative Consent Agenda (Continued)

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| 4 | 15th | 32208
Dimensional
Variance
<i>Dismissal</i> | Mohib Salem, Lessee

Request to allow wall signs that exceeds the maximum number of signs per facade segment | 1408 N. 27th St. |
| 5 | 2nd | 32188
Dimensional
Variance
<i>Dismissal</i> | Kyle Fraser, Property Owner

Request to construct an attached garage that does not meet the minimum required side setback (required 8 ft. / proposed 2 ft.) | 5441 N. 74th St. |
| 6 | 5th | 32177
Dimensional
Variance
<i>Dismissal</i> | Hentzou Moncrieffe, Property Owner

Request to allow a fence that exceeds the maximum allowed height (allowed 4ft. / proposed 6ft.) in the front and side yard of the premises | 9622 W. Greenwood Tr. |

4:00 p.m. - Consent Agenda

Items Scheduled for approval on the Consent Agenda

No oral testimony will be taken on these items.

If there are any objections to these approvals, please make them known to the Board office in writing and at least 24 hours prior to the time of the hearing. If written objections to these approvals are received, the item will not be approved and will be held for a public hearing to allow additional testimony.

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|---|-----|----------------------|--|----------------------|
| 7 | 7th | 32459
Special Use | Racquel Ivory, Lessee

Request to continue occupying the premises as a day care center for 22 children per shift 2 1/2 to 13 years of age, operating Monday - Friday 6:00 a.m. to midnight | 4404 W. Burleigh St. |
| 8 | 7th | 32476
Special Use | Boys & Girls Clubs of Greater Milwaukee, Inc., Lessee

Request to continue occupying the premises as a community center | 3001 N. 41st St. |

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4:00 p.m. - Consent Agenda (Continued)

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9	12th	32417 Special Use	Walker's Point Center for the Arts, Property Owner	839 S. 5th St.
			Request to continue occupying the premises as a specialty school	
10	12th	32441 Special Use	Armando Sierra, Property Owner	1439 W. Lincoln Av.
			Request to continue occupying the premises as a religious assembly hall	
11	12th	32452 Dimensional Variance	Nicholas Anton, Lessee	815 W. National Av.
			Request to continue to allow an off-premise sign that does not meet the minimum required distance between off-premise signs (required 200 ft. / proposed 50 ft.)	
12	12th	32468 Special Use	Rabinder Khahra, Property Owner	1831 W. National Av.
			Request to continue occupying the premises as a motor vehicle filling station and car wash	
13	14th	32384 Use Variance	Juan Carlos Gutierrez, Lessee	2948 S. 9th St.
			Request to continue occupying the premises as a motor vehicle repair facility	

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14	14th	32451 Special Use	R Vintage N More, LLC, Lessee	2653 S. Kinnickinnic Av.
			Request to continue occupying the premises as a second-hand sales facility (this is a new operator)	
15	15th	32371 Special Use	Keith Dotson, Property Owner	1934 W. North Av.
			Request to continue occupying a portion of the premises as a religious assembly hall	
16	15th	32464 Special Use	Running Rebels Community Organization, Inc., Property Owner	1300 W. Fond Du Lac Av.
			Request to continue occupying the premises as a community center	
17	1st	32444 Special Use	Murece Johnson, Lessee	4234 N. 26th St.
			Request to continue occupying the premises as a group home for 7 occupants	
18	2nd	32467 Special Use	Dyonna Ferguson, Lessee	7021 W. Medford Av.
			Request to continue occupying the premises as a day care center for 14 children per shift 2 - 12 years of age, operating Monday - Friday 6:00 a.m. to 9:00 p.m (this is a new operator)	

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19	2nd	32474 Special Use	Eric Brown, Lessee	8713 W. Fond Du Lac Av.
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Request to continue occupying the premises as a 24 hour day care center for 50 children per shift infant to 12 years of age, operating Monday - Sunday

20	3rd	32324 Use Variance	Margery Mullet, Property Owner	2841 N. Frederick Av.
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Request to occupy the premises as a 3 unit multi-family dwelling

21	3rd	32404 Special Use	Murad Hamdan, Lessee	1801 E. North Av.
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Request to continue occupying the premises as a fast-food / carry-out restaurant with a drive-through facility

22	4th	32456 Use Variance	Lea Byrd-Peterson , Lessee	3106 W. Vliet St.
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Request to continue occupying the premises as a personal service facility

23	4th	32469 Dimensional Variance	Kristine Schulz, Property Owner	3401 W. Wisconsin Av.
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Request to install pole-mounted athletic field lighting that exceeds the maximum allowed light levels and glare

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24	5th	32445 Special Use	Ikon Investments LLC, Property Owner Request to continue occupying the premises as a motor vehicle filling station	7605 W. Lisbon Av.
25	6th	32418 Special Use	Milwaukee Health Services, Inc., Property Owner Request to continue occupying the premises as a parking lot	2523 N. Martin L King Jr Dr.
26	6th	32455 Special Use	Anthony Miller, Lessee Request to continue occupying the premises as a motor vehicle sales and repair facility	632 E. Center St.
27	6th	32463 Special Use	Dr. Luis A. Baez, PhD., Property Owner Request to continue occupying the premises as a community center (permitted school on site)	243 E. Center St.
28	6th	32454 Dimensional Variance	Popeye's Restaurant, Property Owner Request to erect a freestanding sign that exceeds the maximum allowed area (allowed 32 sq.ft. / proposed 50 sq.ft.)	207 E. Capitol Dr.
29	6th	32447 Special Use	Ajit Singh, Property Owner Request to continue occupying the premises as a motor vehicle filling station	1909 W. Hopkins St.

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4:00 p.m. Administrative Review

Items scheduled for consideration and action by the Board in Administrative Review.

No oral testimony will be taken on this item.

30	13th	32378 Special Use/ Dimensional Variance	Jon E. Krohn, Prospective Buyer	1125 W. Waterford Av.
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Request to construct a heavy motor vehicle repair and outdoor storage facility that does not meet the minimum required landscaping

4:30 p.m. Public Hearings

Please note that each item scheduled for a public hearing has been scheduled for approximately five to ten minutes.

If an item takes longer than its allotted time, the item may be adjourned to the next available hearing date.

31	7th	32387 Special Use	Christine Clark, Lessee	2972 N. 49th St.
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Request to increase the number of children from 39 to 46 per shift and to increase the hours of operation from Monday - Friday 6:30 a.m. - 5:30 p.m. to Monday - Sunday 6:00 a.m. - midnight and to continue occupying the premises as a day care center for children infant to 13 years of age (this is a new operator)

32	7th	32439 Special Use	NU2U Appliances, Lessee	5017 W. Capitol Dr.
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Request to occupy a portion of the premises as a second-hand sales facility

33	8th	32390 Special Use	Nahida Assad, Property Owner	2108 S. 25th St.
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Request to continue occupying the premises as a general retail establishment (this is a new operator)

34	8th	32399 Use Variance	Longino Hernandez, Property Owner	3910 W. Orchard St.
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Request to occupy the premises as a motor vehicle repair facility and body shop

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4:30 p.m. Public Hearings (Continued)

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35	8th	32428 Special Use	Chrepohu Yachrechohn, Prospective Buyer Request to occupy a portion of the premises as a day care center for 60 children per shift infant to 12 years of age, operating Monday - Friday 6:00 a.m. - midnight	2337 W. Greenfield Av. 1
36	8th	32449 Special Use	United Auto Sales , Lessee Request to occupy the premises as a motor vehicle sales and repair facility (including installation of car stereo and glass)	2007 W. National Av.
37	8th	32460 Dimensional Variance	Rigoberto Sanchez, Property Owner Request to divide the existing lot and to allow a new lot that does not meet the minimum required south side setback (required 3.5 ft. / proposed 2.8 ft.)	1336 S. 26th St.
38	9th	32479 Dimensional Variance	McDonald's Corporation, Lessee Request to allow a freestanding pylon sign that exceeds the maximum allowed sign area (allowed 75 sq.ft. / proposed 213 sq.ft.)	8100 W. Brown Deer Rd.
39	9th	32477 Use Variance	Kevin Dabney, Lessee Request to occupy a portion of the premises as a payday loan and installment facility	6404 N. 76th St.

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5:30 p.m. Public Hearings

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40	12th	32448 Use Variance	Ali Omar Ismail, Lessee Request to occupy a portion of the premises as a cash-for-gold business	923 S. Cesar E Chavez Dr.
41	14th	32446 Special Use	Jose Hernandez-Triano, Lessee Request to continue occupying the premises as a motor vehicle sales facility and body shop (this is a new operator)	4030 S. Pine Av.
42	15th	32372 Special Use	Anthony Sephus Request to occupy the premises as a fast-food / carry-out restaurant	2405 W. Center St.
43	15th	32426 Special Use	N.O.S. Motorsports Club, Lessee Request to occupy a portion of the premises as an assembly hall	2342 W. North Av.
44	15th	32450 Use Variance	Stanley Terry, Lessee Request to occupy the premises as a transitional living facility for 10 occupants	2876 N. 40th St.
45	1st	32344 Special Use	Project Refuge Inc., Lessee Request to occupy a portion of the premises as a health clinic	6123 N. Teutonia Av.

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5:30 p.m. Public Hearings (Continued)

Please note that each item scheduled for a public hearing has been scheduled for approximately five to ten minutes. If an item takes longer than its allotted time, the item may be adjourned to the next available hearing date.

46	3rd	32375 Dimensional Variance	Eric Halverson, Property Owner	3339 N. Dousman St.
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Request to construct a porch that exceeds the maximum allowed side setback (allowed 3 ft. / proposed 4 ft.)

47	4th	32383 Special Use/ Dimensional Variance	Renee E. Anderson, Property Owner	1840 N. Prospect Av.
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Request to occupy the premises as a community living arrangement for 24 occupants (the applicant will be remodeling the interior and expanding the existing CLA from 20 to 24 occupants) and to allow a fence that exceeds the maximum allowed height (allowed 6 ft. / proposed 8 ft.)

6:30 p.m. Public Hearings

Please note that each item scheduled for a public hearing has been scheduled for approximately five to ten minutes. If an item takes longer than its allotted time, the item may be adjourned to the next available hearing date.

48	5th	32393 Dimensional Variance	Lloyd Waters Jr, Property Owner	9119 W. Burleigh St.
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Request to add a changeable message sign to the existing sign that exceeds the maximum allowed display area (allowed 32 sq.ft. / proposed 134 sq.ft.)

49	6th	32122 Special Use	Freddie Jones, Lessee	3408 N. Port Washington Av.
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Request to continue occupying the premises as an outdoor storage facility

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6:30 p.m. Public Hearings (Continued)

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50	6th	32430 Special Use	James Bultynck, Lessee Request to occupy the premises as an assembly hall	3865 N. Richards St.
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7:00 p.m. Public Hearings (Contested)

Please note that each item scheduled for a public hearing has been scheduled for approximately 30 minutes. If an item takes longer than its allotted time, the item may be adjourned to the next available hearing date.

51	14th	32376 Special Use	Recycling Solutions LLC, Lessee Request to occupy the premises as a mixed-waste processing facility	2929 S. Chase Av.
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PLEASE NOTE:

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