



MEETING MINUTES
ZONING BOARD OF APPEALS

Tuesday, August 8, 2018

7:00 PM

Civic Center, 2100 Ridge Avenue, Council Chambers

Members Present: Lisa Dziekan, Mary McAuley, Violetta Cullen, Kiril Mirintchev, Mary Beth Berns, Myrna Arevalo

Members Absent: Scott Gingold

Staff Present: Michael Griffith, Johanna Leonard, Scott Mangum

Presiding Member: Mary Beth Berns

Declaration of Quorum

With a quorum present, Chair Berns called the meeting to order at 9:02 p.m.

Minutes

Ms. Cullen motioned to approve the meeting minutes of July 17, 2018, which were seconded by Ms. McAuley and approved 5-0, with one abstention.

New Business

2004 Central St.

18ZMJV-0065

John Kim, property owner, applies for a special use permit to expand a Type 2 Restaurant, Backlot Coffee, from 2006 Central St. to include 2004 Central St. in the B1a Business District and oCSC Central Street Overlay District (Zoning Code Section 6-9-5-3). The Zoning Board of Appeals makes a recommendation to City Council, the determining body for this case.

It was noted that the applicant was not present.

Ms. Cullen motioned to continue the item to the August 28, 2018 ZBA meeting, seconded by Ms. McAuley and unanimously, 6-0, continued.

514 Custer Ave. (continued & re-noticed for Sept. 4, 2018 ZBA) 18ZMJV-0062

William Lensky, project manager, applies for a special use permit for a Public Utility, ComEd, in the R3 Two Family Residential District (Zoning Code Section 6-8-4-3). The applicant also requests zoning relief for two concrete walls (fences) that are 14' and 20' in height where concrete material is not permitted for fences (Zoning Code Section 6-4-6-7-F-1) and a maximum fence height of 6' is allowed (Zoning Code Section 6-4-6-7-F-3). The Zoning Board of Appeals makes a recommendation to City Council, the determining body for this case.

The meeting adjourned at 9:05pm.