

# 41<sup>st</sup> Ward Zoning Advisory Committee

November 22, 2022  
6:30 PM

Olympia Park

MEETING CALLED BY	Mike Emerson
NOTE TAKER	Chris Vittorio
MEETING ADJOURNED	7:10 pm
COMMITTEE MEMBERS & ATTENDEES	Frank Icuss, Mike Emerson, Jim Hankin, John Kwasinski, Marc Pelini, Emily from Oriole Park on behalf of Liz, David DiSanti, Tony Chiavola, Dan Collins

**Meeting started with a motion to approve the minutes from July 14, 2021 by Dave, 2nd by Frank. Minutes approved**

## Project Representatives

**Rolando Acosta– Lawyer**

**Sam Ori - Owner**

SUBJECT	6010 N. Northwest Hwy
6010 N. Northwest Hwy – Requesting a change in zoning from C1-1 to C2-1 to obtain a business license for existing U-Haul truck rental. No construction proposed. When trying to renew driveway permit, it was denied based on storage of trucks. Not allowed in C1-1	
QUESTIONS / CONCERNS	<p>Frank – What is the difference between storage and parking? Answer – Storage is overnight. How long has U-Haul been at this location? Answer – 10 years.</p> <p>John K – How was the driveway legal previously? Answer – Lapsed driveway permit. The owner was cited and required to renew.</p> <p>Marc – Are we certain the parking lot is part of this parcel? Answer – Yes, it's split between two properties. Concerned about future use of C2-1 zoning. Is FAR same in C1 and C2? Answer – Yes.</p> <p>Motion by Tony to vote in support of change from C1-1 to C2-1, second by Jim.</p> <p>Frank Icuss - Yes Mike Emerson - Yes Jim Hankin - Yes John Kwasinski - Yes Marc Pelini - Yes David DiSanti - Yes Tony Chiavola – Yes Dan - Yes</p>

ACTION ITEMS	PERSON RESPONSIBLE	DEADLINE
Proposal recommended by 41 <sup>st</sup> Zoning Advisory Committee		

• **Motion to adjourn by Tony second by Frank 7:10 PM.**