CITY OF CHICAGO ZONING BOARD OF APPEALS

FRIDAY- September 19, 2025 121 N. LaSalle, 10th Floor Room 1003-A

Approval of the minutes from the August 15, 2025, regular meeting of the Zoning Board of Appeals.

Approval of the agenda for the September 19, 2025 regular meeting of the Zoning Board of Appeals

9:00 A.M.

Special Use Extension Request

295-24-S ZONING DISTRICT: B3-2 WARD: 49

APPLICANT: Minhaz Lakhani **OWNER:** Same as applicant

PREMISES AFFECTED: 7138 N. Sheridan Road / 1313 W. Touhy Avenue

SUBJECT: Application for a special use to establish a gas station with a

convenience store / restaurant within one single shared tenant

space.

300-24-S ZONING DISTRICT: B3-1 WARD: 26

APPLICANT: La Casa Norte

OWNER: California 1622, LLC **PREMISES AFFECTED:** 1622 N. California Avenue

SUBJECT: Application for a special use to convert an existing four-story,

thirty-nine-unit SRO building into a transitional shelter.

301-24-S ZONING DISTRICT: B3-1 WARD: 26

APPLICANT: La Casa Norte

OWNER: California 1622, LLC PREMISES AFFECTED: 1622 N. California Avenue

SUBJECT: Application for a special use to establish a community center on

the ground floor of an existing four-story building.

REGULAR CALL

342-25-S ZONING DISTRICT: B3-1 WARD: 40

APPLICANT: Manal Marbo-Daveed LLC, dba Nail Bar by Manal

Studio

OWNER: Winnemac Court Apartments, LLC

PREMISES AFFECTED: 5026 N. Lincoln Avenue

SUBJECT: Application for a special use to establish a nail salon.

343-25-S ZONING DISTRICT: B3-1 WARD: 36

APPLICANT: Gato the Barber Inc. dba The Barber Lad Studio

OWNER: Hassan Abdellatif
PREMISES AFFECTED: 3207 N. Nagle Avenue

SUBJECT: Application for a special use to establish a hair salon.

344-25-S ZONING DISTRICT: B3-1 WARD: 18

APPLICANT: Teazze by Na'eem Barbershop, LLC

OWNER: Ahmad M. Ansari **PREMISES AFFECTED:** 8457 S. Pulaski Road

SUBJECT: Application for a special use to establish a barber shop.

345-25-Z ZONING DISTRICT: B3-2 WARD: 47 APPLICANT: Mrs. Murphy & Sons, Ltd. dba Mrs. Murphy and Sons

OWNER: 3855-3905 N. Lincoln Avenue **PREMISES AFFECTED:** 3905 N. Lincoln Avenue

SUBJECT: Application for a variation to establish a public place of

amusement license to an existing restaurant to establish live entertainment, music and small theater within 125' of a residential

district.

346-25-S ZONING DISTRICT: M2-3 WARD: 28

APPLICANT: McDonald's Corporation OWNER: Same ads applicant PREMISES AFFECTED: 2438 W. Cermak Road

SUBJECT: Application for a special use to establish a dual lane drive through

to serve a propose one-story, fast-food restaurant.

347-25-Z ZONING DISTRICT: M2-3 WARD: 28

APPLICANT: McDonald's Corporation
OWNER: Same as applicant
PREMISES AFFECTED: 2438 W. Cermak Road

SUBJECT: Application for a variation to increase the maximum floor area

from 4,000 square feet to 4.395 square feet for a proposed onestory, fast-food restaurant with a dual lane drive through facility.

348-25-S ZONING DISTRICT: C1-5 WARD: 44

APPLICANT: 3257 N. Halsted, LLC
OWNER: 3255 N Halsted Realy, LLC
PREMISES AFFECTED: 3257 N. Halsted Street

SUBJECT: Application for a special use to establish a fifty-one-room hotel in

a proposed six-story building with an accessory sixth floor tavern and swimming pool with a retractable roof, first floor general restaurant, basement tavern, two parking spaces and twelve sidewalk bicycle spaces which is located within 2,640' of a CTA

rail station.

349-25-Z ZONING DISTRICT: RT-4 WARD: 27

APPLICANT: Walter R. Burnett & Darlena Williams Burnett
OWNER: Darlena Williams Burnett & Walter Burnett Jr.

PREMISES AFFECTED: 2709 W. Maypole Avenue

SUBJECT: Application for a variation to reduce the rear yard open space from

the required 157.52 square feet to zero for a proposed three-story, two-dwelling unit building with a rear third story deck and rear

porch with stairs and two unenclosed parking spaces.

350-25-Z ZONING DISTRICT: RS-2 WARD: 38

APPLICANT: MS Development Group, LLC

OWNER: Same as applicant

PREMISES AFFECTED: 3932 N. Oak Park Avenue

SUBJECT: Application for a variation to reduce the front setback from the

required 28.13' to 17', north side setback from 4' to 2', south side setback from 4' to 3', combined side yard setback from 7.50' to 5' for a proposed two-story single-family residence and two car

garage.

351-25-S ZONING DISTRICT: M1-2 WARD: 6

APPLICANT: South Chicago Fuel Mart, LLC

OWNER: Frederick W. Seniw

PREMISES AFFECTED: 6900 S. South Chicago Avenue

SUBJECT: Application for a special use to establish a gas station with a

convenience store and an associated drive through restaurant.

352-25-S ZONING DISTRICT: M1-2 WARD: 6

APPLICANT: South Chicago Fuel Mart, LLC

OWNER: Frederick W. Seniw

PREMISES AFFECTED: 6900 S. South Chicago Avenue

SUBJECT: Application for a special use to establish a single lane drive

through for a proposed one-story restaurant / convenience store.

353-25-S ZONING DISTRICT: DX-7 WARD: 34

APPLICANT: Parking In Chicago, LLC

OWNER: Illinois Department of Transportation

PREMISES AFFECTED: 430 S. Jefferson Street

SUBJECT: Application for a special use to establish a non-accessory parking

lot.

354-25-Z ZONING DISTRICT: RT-4 WARD: 1

APPLICANT: Variable Properties, LLC

OWNER: Keith Miller

PREMISES AFFECTED: 1412 N. Paulina Street / 1355 N. Dean Street

SUBJECT: Application for a variation to reduce the unobstructed open space

width required along the north property lines from 16' to 3.50', south property line from 6' to 5' for a proposed three-story, six dwelling unit building with an attached six car garage on a through

lot.

355-25-Z ZONING DISTRICT: RS-2 WARD: 21

APPLICANT: Ibi Cole

OWNER: Same as applicant **PREMISES AFFECTED:** 634 W. 111th Street

SUBJECT: Application for a variation to reduce the west side setback from 4'

to 3.83', east side setback from 4' to 2.08', combined side yard setback from 11.27' to 5.91' for a proposed rear two-story open porch and a two-story side open porch for a two dwelling unit

building.

356-25-S ZONING DISTRICT: B3-2 WARD: 32

APPLICANT: Empire Cutz, LLC

OWNER: Minyi Lu

PREMISES AFFECTED: 2023 W. 35th Street

SUBJECT: Application for a special use to establish a hair service

establishment.

357-25-S ZONING DISTRICT: RM-5 WARD: 27

APPLICANT: St. Leonard Ministries, an Illinois not for profit corporation

OWNER: Same as applicant **PREMISES AFFECTED:** 48 N. Hoyne Avenue

SUBJECT: Application for a special use to establish a seventeen-bed

transitional residence to house ex-offenders within an existing two-

story church.

358-25-Z ZONING DISTRICT: RM-5 WARD: 27

APPLICANT: St. Leonard's Ministries, an Illinois not-for- profit corporation

OWNER: Same as applicant **PREMISES AFFECTED:** 48 N. Hoyne Avenue

SUBJECT: Application for a variation to reduce the required off-street parking

spaces from two to zero for a proposed seventeen-bed transitional

residence.

359-25-S ZONING DISTRICT: RT-4 WARD: 27

APPLICANT: St. Leonard's Ministries, an Illinois not-for-profit corporation

OWNER: Same as applicant

PREMISES AFFECTED: 2124 W. Warren Boulevard, First Floor

SUBJECT: Application for a special use to establish a transitional residence

with ten beds to house ex-offenders in an existing two-story, two-

unit building.

360-25-S ZONING DISTRICT: RT-4 WARD: 27

APPLICANT: St. Leonard's Ministries, an Illinois not for profit corporation

OWNER: Same as applicant

PREMISES AFFECTED: 2124 W. Warren Boulevard, Second Floor

SUBJECT: Application for a special use to establish a transitional residence

with nine beds to serve ex-offenders in an existing two-story. two

dwelling unit building.

361-25-S ZONING DISTRICT: RT-4 / RM-5 WARD: 27

APPLICANT: St. Leonard's Ministries, an Illinois not-for-profit corporation

OWNER: Same as applicant

PREMISES AFFECTED: 2120 W. Warren Boulevard

SUBJECT: Application for a special use to establish two off-site non-

accessory parking spaces to be used by adjacent parcel which is

owned by the applicant at 2124 W. Warren Boulevard.

362-25-Z ZONING DISTRICT: RM-5 WARD: 44

APPLICANT: Greystone, LLC **OWNER:** Same as applicant

PREMISES AFFECTED: 1038 W. Waveland Avenue

SUBJECT: Application for a variation to reduce the rear setback from the

required 40.2' to 29.62' for a proposed rear first and fourth story addition on the rear porch of an existing four-story, three dwelling unit building with rear porch and stairs and refurbished elevator

enclosure and existing Wrigley Field roof top.

363-25-S ZONING DISTRICT: B3-2 / RT-4 WARD: 24

APPLICANT: Chicago Restore Center, Inc.

OWNER: Same s applicant **PREMISES AFFECTED:** 700 S. Pulaski Road

SUBJECT: Application for a special use to convert an existing one-story

building to a community center.

364-25-Z ZONING DISTRICT: B3-2 / RT-4 WARD: 24

APPLICANT: Chicago Restore Center Inc.

OWNER: Same as applicant **PREMISES AFFECTED:** 700 S. Pulaski Road

SUBJECT: Application for a variation to reduce the rear yard open space from

the required 676 square feet to zero for a proposed parking lot with five parking stalls in the rear of an existing one-story building.

365-25-S ZONING DISTRICT: RS-2 WARD: 21

APPLICANT: Prentice Place Recovery Home

OWNER: Same as applicant **PREMISES AFFECTED:** 12257 S. Green Street

SUBJECT: Application for a special use to establish a transitional residence

which will house a maximum of nine justice involved individuals suffering from substance abuse disorders in an existing two-story

building with a detached two-car garage.

366-25-Z ZONING DISTRICT: RS-2 WARD: 21

APPLICANT: Prentice Place Recovery Home

OWNER: Same as applicant **PREMISES AFFECTED:** 12257 S. Green Street

SUBJECT: Application for a variation to reduce the front setback from 20' to

zero for a proposed 6' tall solid fence surrounding the residential

property.

367-25-Z ZONING DISTRICT: RS-2 WARD: 30

APPLICANT: Mile's DeCrane & Victoria Lopez-Aldazabal

OWNER: Same as applicant

PREMISES AFFECTED: 3842 N. Kildare Avenue

SUBJECT: Application for a variation to reduce the north side setback from

the required 5' to 1' (south to be 17.34') combined side yard setback to be 18.34' for a proposed two-story rear addition for an

existing two-story single-family residence.

368-25-Z ZONING DISTRICT: RM 4.5 WARD: 43

APPLICANT: Christopher & Susan Gust

OWNER: Same as applicant

PREMISES AFFECTED: 1867-71 N. Burling Street

SUBJECT: Application for a variation to reduce the front setback from the

required 15' to zero, reduce the south side setback from 5' to zero (north setback and combined side yard setback to be zero), for a proposed front iron fence with masonry piers both exceeding 6' in height and a proposed two-story, accessory residential building with one-story connection to an existing single-family residence.

2:00 P.M.

369-25-S ZONING DISTRICT: B3-3 WARD: 27

APPLICANT: Sage Venture Holdings, LLC

OWNER: Same as applicant

PREMISES AFFECTED: 2652 W. Madison Street

SUBJECT: Application for a special use to establish residential use (two

dwelling units) below the second floor for a proposed four-story,

eight-dwelling unit building.

370-25-Z ZONING DISTRICT: B3-3 WARD: 27

APPLICANT: Sage Venture Holdings, LLC

OWNER: Same as applicant

PREMISES AFFECTED: 2652 W. Madison Street

SUBJECT: Application for a variation to increase the building location

standard from 5' to 6.08' to the sidewalk for a proposed four-story,

eight-dwelling unit building.

371-25-Z ZONING DISTRICT: B3-3 WARD: 27

APPLICANT: Sage Ventures Holdings, LLC

OWNER: Same as applicant

PREMISES AFFECTED: 2652 W. Madison Street

SUBJECT: Application for a variation to increase the number of off-street

parking spaces for a transit served location from four to eight for a proposed four-story, eight dwelling unit building located within

2.640' of a CTA rail station.

372-25-Z ZONING DISTRICT: B3-3 WARD: 27

APPLICANT: Sage Venture Holdings, LLC

OWNER: Same as applicant

PREMISES AFFECTED: 2652 W. Madison Street

SUBJECT: Application for a variation to decrease the bicycle spaces from

eight to four for a proposed four-story, eight-unit building located

within 2,640 CTA rail station.

373-25- S ZONING DISTRICT: B3-3 WARD: 27

APPLICANT: Sage Ventures Holding, LLC

OWNER: Same as applicant PREMISES AFFECTED: 2656 W, Madison Street

SUBJECT: Application for a special use to establish residential use below the

second floor for a proposed four-story, eight dwelling unit building with eight parking spaces and four bicycle spaces. This is a transit

served location.

374-25-Z ZONING DISTRICT: B3-3 WARD: 27

APPLICANT: Sage Venture Holdings, LLC

OWNER: Same as applicant **PREMISES AFFECTED:** 2656 W. Madison Street

SUBJECT: Application for a variation to increase the building location

standard from 5' to 5.67' to the sidewalk for a proposed four-story, eight-dwelling unit building with eight parking spaces and four

bicycle spaces. This is a transit served location.

375-25-Z ZONING DISTRICT: B3-3 WARD: 27

APPLICANT: Sage Venture Holdings, LLC

OWNER: Same as applicant

PREMISES AFFECTED: 2656 W. Madison Street

SUBJECT: Application for a variation to increase the off-street parking

requirement from four spaces to eight for a proposed four-story, eight dwelling unit building with eight parking spaces, four bicycle

spaces. This is a transit served location.

376-25-Z ZONING DISTRICT: B3-3 WARD: 27

APPLICANT: Sage Venture Holdings OWNER: Same as applicant PREMISES AFFECTED: 2656 W. Madison Street

SUBJECT: Application for a variation to reduce the bicycle space requirement

from eight spaces to four for a proposed four-story, eight dwelling unit building with eight parking spaces and four bicycle spaces.

This is a transit served location.

377-25-S ZONING DISTRICT: PMD 4-A WARD: 27

APPLICANT: IBA, Inc.

OWNER: Peppercorn Capital OZBE One, LLC & The Tin Man OZBE, LLC

PREMISES AFFECTED: 1802-56 W. Lake Street / 204 N. Wood Street

SUBJECT: Application for a special use to establish a three-story and one-

story participant sports and recreation building.

378-25-S ZONING DISTRICT: B3-2 WARD: 45

APPLICANT: New Fashion Beauty Salon, LLC

OWNER: Thien Ly

PREMISES AFFECTED: 4702 W. Irving Park Road

SUBJECT: Application for a special use to establish a hair salon.

379-25-Z ZONING DISTRICT: RT-4 WARD: 3

APPLICANT: Bronzeville Development Group, LLC

OWNER: Same as applicant **PREMISES AFFECTED:** 3954-56 S. Wells Street

SUBJECT: Application for a variation to reduce the front setbacks on S.

Princeton and on S. Wells from the required 14.67' to zero each for a proposed 5' high wood fencing along the north property and to establish two new unenclosed evse-ready accessory off-street parking spaces proposed to be accessed by an 18' wide front driveway to S. Princeton Avenue on a through lot that will serve a

new two-story, two dwelling unit building.

380-25-Z ZONING DISTRICT: RT-4 WARD: 3

APPLICANT: Bronzeville Development Group, LLC

OWNER: Same as applicant PREMISES AFFECTED: 3954-56 S. Wells Street

SUBJECT:

Application for a variation to reduce the setback from the front

property line setback along S. Princeton Avenue to prevent the obstruction of the sidewalk by parked cars from 20' to 3' for a proposed to be accessed by a new 18' wide front driveway to S. Princeton Avenue on a through lot that will serve a new two-story,

two-dwelling unit building.

381-25-S ZONING DISTRICT: DX-5 WARD: 42

APPLICANT: 320 Huron, LLC **OWNER:** Same as applicant **PREMISES AFFECTED:** 310 W. Huron Street

SUBJECT: Application for a special use to establish residential use below the

second floor for a proposed nine-story mixed use building with twenty-one parking spaces, one-hundred forty-nine bicycle spaces and one loading space that is located within 660' of a CTA rail

station.

382-25-Z ZONING DISTRICT: DX-5 WARD: 42

APPLICANT: 320 Huron, LLC
OWNER: Same as applicant
PREMISES AFFECTED: 310 W. Huron Street

SUBJECT: Application for a variation to decrease the off-street parking

requirement from sixty-five spaces to twenty-one spaces for a proposed nine-story, mixed use building with twenty-one parking spaces, one-hundred forty-nine parking spaces and one loading

space that is located within 660' of a CTA rail station.

383-25-Z ZONING DISTRICT: DX-5 WARD: 42

APPLICANT: 320 Huron, LLC **OWNER:** Same as applicant **PREMISES AFFECTED:** 310 W. Huron Street

SUBJECT: Application for a variation to reduce the rear setback on floors

containing dwelling units from the required 30' to 2.33' for a proposed nine-story, mixed use building with twenty-one parking spaces, one-hundred forty-nine bicycle spaces and one loading

space that is located within 660' of a CTA rail station.

384-25-S ZONING DISTRICT: DX-3 WARD: 3

APPLICANT: Prospect Bank, as Trustee under Trust No. 455577 dated July 21,

2023 c/o Farzad Moeinzadeh

OWNER: Same as applicant **PREMISES AFFECTED:** 1801 S. Prairie Avenue

SUBJECT: Application for a special use to convert an existing four-story

office building to a single-family residence.

385-25-S ZONING DISTRICT: DX-3 WARD: 3

APPLICANT: Prospect Bank, as trustee under Trust No. 4555877 dated July 21,

2023 c/o Farzad Moeinzadeh

OWNER: Same as applicant **PREMISES AFFECTED:** 1811 S. Prairie Avenue

SUBJECT: Application for a special use to convert an existing three-story

office building to a single-family residence.

386-25-S ZONING DISTRICT: B3-2 WARD: 32

APPLICANT: Treys Inc.

OWNER: 1956 W Henderson, LLC **PREMISES AFFECTED:** 3333 N. Damen Avenue

SUBJECT: Application for a special use to expand an existing tavern to the

rear building at 3343 N. Damen Avenue with a proposed one-story addition connecting the existing front tavern into the rear building at the existing front two-story mixed-use building and rear one-

story commercial building.

387-25-Z ZONING DISTRICT: B3-2 WARD: 32

APPLICANT: Trevs. Inc

OWNER: 1956 W Henderson, LLC **PREMISES AFFECTED:** 3333 N. Damen Avenue

SUBJECT: Application for a variation to reduce the east side setback from 2'

to 0.42' for a proposed one-story addition connecting the existing front tavern into the rear building at the existing front two-story mixed-use building and rear one-story commercial building.

388-25-Z ZONING DISTRICT: B3-2 WARD: 32

APPLICANT: Treys, Inc.

OWNER: 1956 W Henderson, LLC **PREMISES AFFECTED:** 3333 N. Damen Avenue

SUBJECT: Application for a variation to eliminate trash receptacle and room

for a proposed one-story addition connecting the existing front tavern into the rear building at the existing front two-story mixed-

use building and rear one-story commercial building.

CONTINUANCES

178-25-S ZONING DISTRICT: B3-2 WARD: 32

APPLICANT: 1326 W George, LLC
OWNER: Same as applicant
PREMISES AFFECTED: 1326 W. George Street

SUBJECT: Application for a special use to allow the expansion of an existing

three-story, four-dwelling unit building located within a bus line corridor to be expanded by adding a proposed three-story addition

on the east side of the building.

179-25-Z ZONING DISTRICT: B3-2 WARD: 32

APPLICANT: 1326 W George, LLC **OWNER:** Same as applicant **PREMISES AFFECTED:** 1326 W. George Street

SUBJECT: Application for a variation to reduce the rear setback from the

required 30' to 29.42' for the proposed expansion of a three-story, four-dwelling unit building with a three-story east side addition.

180-25-Z ZONING DISTRICT: B3-2 WARD: 32

APPLICANT: 1326 W George, LLC **OWNER:** Same as applicant **PREMISES AFFECTED:** 1326 W. George Street

SUBJECT: Application for a variation to increase the parking requirement

from two spaces to three spaces for a proposed three-story, four-

dwelling unit building with an east side addition.

235-25-Z ZONING DISTRICT: B3-1 WARD: 30
APPLICANT: Casper Inc. dba Los Limones Mexican Restaurant
OWNER: Parkway Bank as Trustee under trust number 16916

PREMISES AFFECTED: 3246-48 N. Central Avenue

SUBJECT: Application for a variation to establish a public place of

amusement license to provide live music, DJ and charging at the door for an existing business which is located within 125' of a

residential zoning district.

253-25-Z ZONING DISTRICT: RT-4 WARD: 43

APPLICANT: Jonathan Leopold Same as applicant PREMISES AFFECTED: 2323 N. Halsted Street

SUBJECT: Application for a variation to reduce the north side setback from

the required 2' to 0.17', south side setback from 2' to zero, combined side yard setback from 4.75' to 0.17', rear setback from 28.77' to 14.3' for a proposed second floor rear balcony and a first floor open rear deck to the existing two-story attached single family residence and for a proposed one car detached garage accessory building accessed by a public alley with an accessory roof top deck and accessory building rooftop access stair along the west elevation with an 8.75' high masonry wall abutting the north

side of stairs.

254-25-Z ZONING DISTRICT: RT-4 WARD: 43

APPLICANT: Jonathan Leopold Same as applicant PREMISES AFFECTED: 2323 N. Halsted Street

SUBJECT: Application for a variation to relocate the rear yard open space to

an accessory building roof top deck for a proposed one car detached garage with a roof top deck and access stairs along the west elevation for the existing two-story, single-family residence.

270-25-S ZONING DISTRICT: B3-1 WARD: 30

APPLICANT: 3602 Cicero Inc.

OWNER: Same as applicant

PREMISES AFFECTED: 3601 N. Cicero Avenue

SUBJECT: Application for a special use to establish a gas station with a new

multi-tenant building (strip center), including a gas station / mini mart and three additional retail tenant spaces. The property is a

transit served location.

271-25-Z ZONING DISTRICT: B3-1 WARD: 30

APPLICANT: 3602 Cicero Inc.

OWNER: Same as applicant

PREMISES AFFECTED: 3601 N. Cicero Avenue

SUBJECT: Application for a variation to allow the building facade to be

greater than 5' from a portion of the Cicero Avenue sidewalk (proposed setback of 8.6' +/-) for a proposed gas station with strip center, including a gas station / mini-mart plus three additional

tenant spaces.

272-25-Z ZONING DISTRICT: B3-1 WARD: 30

APPLICANT: 3602 Cicero Inc.

OWNER: Same as applicant

PREMISES AFFECTED: 3601 N. Cicero Avenue

SUBJECT: Application for a variation to allow one driveway along Cicero

Avenue and one driveway along Addison Street for a proposed gas station with strip center, including a gas station / mini mart and

three additional tenant spaces.

282-25-S ZONING DISTRICT: C1-2 WARD: 32

APPLICANT: RDM 1840 WNA, LLC

OWNER: Firoz 1 LLC, Series 1840-42 W. North Ave. Building

PREMISES AFFECTED: 1840-42 W. North Avenue

SUBJECT: Application for a special use to establish an outdoor rooftop patio

on the second floor of an existing building.

302-25-S ZONING DISTRICT: B3-3 WARD: 47

APPLICANT: 4147, LLC

OWNER: Same as applicant

PREMISES AFFECTED: 4147 N. Western Avenue

SUBJECT: Application for a special use to establish residential use below the

second floor for a proposed five-story, five-dwelling unit building.

308-25-Z ZONING DISTRICT: RS-3 WARD: 35

APPLICANT: Hatima Barma
OWNER: Reserved Space Inc.
PREMISES AFFECTED: 2254 N. Avers Avenue

SUBJECT: Application for a variation to reduce the north side setback from

2.4' to .66' (south to be 4.41'), combined side yard setback from 6' to 5.07' for a proposed rear two-story open raised decks to an existing two-story, two dwelling unit building to be converted to three dwelling units by adding a new garden level dwelling unit.

Approval of the written resolutions containing findings of fact consistent with the votes of the Board at its August 15, 2025 regular meeting.

Adjournment