

HILLSIDE ZONING BOARD OF APPEALS MINUTES OF PUBLIC HEARING

CONDUCTED AT THE HILLSIDE VILLAGE HALL ON November 22, 2022

PETITIONER: Kasia McEwen, 1817 S. 22nd Avenue, Maywood, IL 60153.

PETITION REQUESTING: A Special Use in B-1 Zoning District to allow a beauty salon at 4846 Butterfield Road, Hillside.

MEMBERS PRESENT: Joe DeFalco
ShawnTe Raines Welch
Bob Kregas
Jim Erlander
Pete Sarangelo
William Norwood

MEMEBERS ABSENT: Rosalie "Mickey" Stimac, William Norwood

MEETING WAS CALLED TO ORDER AT: 7:05 p.m. by members of the Zoning Board of Appeals.

THE PETITIONER PRESENTED TO THE BOARD TESTIMONY:

Ms. Kasia McEwen represented herself. The petitioner stated she is seeking a Special Use under Section 11.7(1)(b) of the Hillside Zoning Ordinance Code to allow a beauty salon within a B-1 Zoning District. The petitioner stated that she intended to open a natural hair salon, using no chemicals and that the salon would be focused on dread locks, braiding and natural hair care. The petitioner stated that she intended to have 5 employees who will be licensed and that none of the employees will be performing thermal styling or chemical treatments. The petitioner stated she advertises on social media and is not worried about competition as there are no similar salons in the area. The petitioner further stated that she had no plans for a buildout but that she will be installing shampoo bowls and open chairs for stylists. The petitioner stated that she has a 2-3 lease with the owner of the property.

(Records reflect that no members of the public were present to provide any testimony)
The Zoning Board deliberated, and a motion was made by Shawn Te Raines-Welch to recommend the Special Use be granted, seconded by Jim Erlander.

The Board deliberated the petitioner's testimony and agreed by a unanimous vote that the Special Use be granted pending approval by the Village of Hillside Board. In recommendation of this Special Use, this Board is convinced that all the standards as stated in Special Use, Section 11.7(1)(b) of the Village of Hillside Zoning Ordinances of 1980 have been met.

HEARING ADJOURNED: at 7:22 P.M.
Respectively:

Joseph L. Pisano
Zoning Administrator