

MEMORANDUM

TO: William T. Lichter, Village Manager

FROM: David A. Hulseberg, AICP, Assistant Village Manager/Director of Community Development

DATE: April 17, 2008

SUBJECT: **PC 07-10: 1263 S. Main Street - Extension of Conditional Use Approval**

The Board of Trustees approved the attached Ordinance 6012 (PC 07-10) on April 19, 2007 that granted conditional use approval for a physical culture and massage establishment for the property at 1263 S. Main Street. Per the conditional use provisions (Section 155.103(F)(11) of the Zoning Ordinance), if construction has not begun within one (1) year from the date of approval, the conditional use is null and void unless an extension is granted by the Board of Trustees.

As the petitioner's interior build-out is not substantially underway as of this date and that the subject property owner has yet to execute the required cross-access agreement, the petitioner has submitted the attached letter requesting an extension of the conditional use approval granted by the Village Board.

ACTION REQUESTED

Staff recommends that the Village Board approve an Ordinance extending the time period to start construction of the project for an additional twelve-month period from the date of the original approval of the Ordinance (i.e., until April 19, 2009). Staff also requests a waiver of first reading of the Ordinance.