



A Use Variance request to establish a multi-family dwelling with 54 dwelling units by waiving the uses permitted in a Residential, Class AA zoning district.

Adam Driscoll, of Home Leasing, the contract purchaser, presented the proposal and explained the reason for the requested waivers.

Vincent Ryan, of Keplinger Freeman Associates and Rob Petri, of SWBR Architects also spoke regarding the proposal.

No one spoke in favor of the proposal.

Reushann Cox of 134 Fage Avenue, Aggie Lane of 340 Midland Avenue, and Emanuel Henderson all spoke against the proposal.

A petition with 38 signatures, in opposition to the proposal, was also submitted to the Board.

Adam Driscoll, of Home Leasing, spoke to address the comments against the proposal.

After discussion, a motion to hold the hearing open was made by Ms. Evans-Dean and seconded by Mr. Stanton. The motion failed 3-2-1 with Mr. Petragnani abstaining.

A second motion was made to approve by Michael Cheslik and seconded by Mr. Koenig, the motion carried 4-2.

3) V-12-27 M1

**Use Variance Modification – Uses Permitted**

115 Green Street

Expand an Existing Restaurant

Cedeno Real Estate Enterprises, LLC (owner/applicant)

Residential, Class B

A Use Variance Modification request to expand a restaurant by waiving the uses permitted in a Residential, B zoning district.

Clara Cedeno, the property owner, presented the proposal and explained the reasons for the requested waivers.

Cindy Seymour and Laura Serway of 304 Hawley Avenue, Mike LaFlair, of NEHDA, and Councilor Joe Carney spoke in favor of the proposal.

No one spoke against the proposal.

After discussion, a motion to approve was made by Mr. Stanton and seconded by Ms. Evans-Dean. The motion carried unanimously.

V. Authorizations for Thursday September 13, 2018

4) V-18-26

**Area Variance – Required Front Yard and Driveway Width**

108 Woodside Drive

Expand a driveway

Woodside Drive, LLC. (owner/applicant)

Residential, Class A-1

A motion was made by Ms. Evans-Dean and seconded by Mr. Petragani, to authorized the cases for the September 13, 2018 meeting, the motion carried unanimously.

VI. Adjournments

A motion was made by Mr. Petragani and seconded by Mr. Cheslik to adjourn the meeting at 2:24 p.m. Motion carried unanimously.