



**NOTICE OF PUBLIC HEARING
PLAN AND ZONING COMMISSION**

The Plan and Zoning Commission of the Village of Northfield will hold a Public Hearing on Monday, October 2, 2023, beginning at 7:00 p.m. at the Northfield Village Hall, First Floor Board Room, located at 361 Happ Road.

1. **301 HAPP ROAD** – Request for approval of an amendment to Special Use Ordinance #96-871 and #98-935 to allow for an interior expansion of the existing bakery known as Three Tarts, Inc. located at 301 Happ Road.

Petitioner: Three Tarts, Inc.

Property Index Number: 05-19-308-023

Project Number: 2023-0350

2. **495 CENTRAL AVENUE** – Request for approval of a Special Use to allow for a medical use which provides chiropractic care, massage therapy, acupuncture, physical therapy and nutritional guidance to be known as Elite Wellness North Shore located at 495 Central Avenue. There will also be a fitness center for client use only (no public access). A variation to the off-street parking requirement is also being requested. The Northfield Zoning Ordinance would require 47 parking stalls for the proposed use and there are 43 existing parking stalls available to this property.

Petitioner: Elite Wellness North Shore

Property Index Number: 05-19-109-001

Project Number: 2023-0359

