

**AGENDA  
MEETING OF THE  
PLAN AND ZONING COMMISSION  
FIRST FLOOR BOARD ROOM  
MONDAY, OCTOBER 2, 2023  
7:00 P.M.**

**APPROVE SUMMARY NOTES:**

Approval of the Summary Notes of the Plan and Zoning Commission – September 5, 2023

**AGENDA:**

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

**NOTE:** **This agenda is subject to change.** Please contact the Village Hall at (847) 784-3551 the day of the meeting for status of this agenda.

The Village of Northfield is subject to the requirements of the Americans with Disabilities Act of 1990. Individuals with disabilities who plan to attend this meeting and who require certain accommodations in order to allow them to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the facilities, are requested to contact the Village Manager's office at 847/446-9200 or 847/446-7131 (TDD) at least one week prior to the meeting, if possible, to allow the Village of Northfield to make reasonable accommodations for those persons. Our Council Chambers is equipped with a hearing loop system. Headsets are available upon request for those without compatible hearing aid systems.

