3 Minutes of the meeting of the Linden Board of Adjustment, Monday, November 14, 2016, 7 P.M.

BOARD MEMBERS PRESENT:

DONALD BLADZINSKI, CHAIRMAN
SUSANNE MISKIEWICZ, VICE-CHAIRMAN
NICHOLAS NIGRO
GREGORY CIERPIAL
JOHN F. ROMAN
BARRY E. JAVICK
BRIAN C. FRITZSCHE

BURTON ZITOMER, BOARD ATTORNEY
BRIAN C. FRITZSCHE, BOARD SECRETARY.

The Chairman called the meeting to order. (Flag salute.) Mr. Zitomer stated the meeting is being held in accordance with the Public Meetings Act. (Roll call.)

Adoption and memorialization of resolution for Benzino, LLC, 1601 West Blancke Street. Upon motion by Mr. Nigro, seconded by Dr. Miskiewicz, all in favor, one abstention, resolution is adopted.

The Chairman stated there will be no new cases after 10:30 P.M. and no testimony after 11 P.M. at which time the Board will adjourn.

APPLICANT: GJULTEN SELIMI
PROPERTY: 3022 South Wood Avenue,
PROPOSED: Convert an existing building with commercial first floor and residential second floor to two family dwelling.

Gregory M. Juba, Esquire, appeared for the applicant. Mr. Juba opened to the Board that
4 there is a technicality on the frontage. Gjulten Selimi is sworn and testified that she and her father own the property and she lives there, that she bought the property two years ago and the Building Department stated the area is a two family zone. They renovated the storefront and the Building Department stated there is the necessity to go before the Board. There was a variance for existing frontage because the frontage is 50 feet and it is not possible to acquire an additonal 10 feet from adjacent property owners, that on one side of the applicant is a four-family house and the other side is a

4 two-family house, that her lot is over six thousand square feet.

She testified there is parking for four cars and is requesting the Board to allow her to convert the non-conforming part of her building which was a storefront to living quarters.

Mrs. Selimi testified when she bought the property, there was no social club there for at least two or three years. Mr. Zitomer stated they are asking for a variance from the frontage requirement. Edward Parfitt, neighbor, is not opposed to the application.

Upon motion by Dr. Miskiewicz, seconded by Mr. Javick to grant the application, application approved by a vote of 7-0.

There being no further business, the Board adjourned to the next regularly scheduled meeting in December 2016.

Respectfully submitted,

Secretary