

**MINUTES OF THE REGULAR MEETING
OF THE GLOUCESTER CITY PLANNING/ZONING BOARD
September 21, 2016 @ 7:30 pm**

Call to Order: Meeting was called to order at 7:30 pm by Frank Wunsch, Chairman.

Salute to the flag and Open Public Meetings Statement: Salute to the flag and Open Public Meetings Statement was led by Frank Wunsch. This regular meeting of the Gloucester City planning board has been noticed to the Gloucester City News and the Courier Post in accordance with the open public meetings act.

Roll Call: Board members and professionals'/staff attendance:

PRESENT	Position	YES	NO
1. King	Class I	E	
2. Kramer	Class II	E	
3. Parry	Class III	X	
4. Luciani	Class IV		X
5. Murphy	Class IV	X	
6. Wunsch	Class IV	X	
7. Baus	Class IV	X	
8. Williams	Class IV	X	
9. Vacant	Class IV		X
10. Nolan	ALT# 1	X	
11. Berglund	ALT# 2	X	
12. Howarth	ALT# 3	X	
13. Watermasysk	ALT# 4	X	
Engineer (Norman Rodgers)			E
Solicitor (Anthony Costa)			E
Planner (Barbara Fegley)			E
Acting Secretary (Adrienne Parent)		X	
Joe Stecklair (Zoning Officer)			X

Resolutions:

Frank Grisolia Jr. – 117 Weston Ave. – Block 266 Lot 10 – D Variance - Use Variance 1st Parry, 2nd Watermasysk, all voted yes.

John Glassmare – 36 N. King Street – Block 39 Lots 1,2 &3 – C Variance – Bulk Variance – Fence Height – 1st Watermasysk, 2nd Berglund, all voted yes.

Meeting Dates for 2017 P & Z Board Meetings – 1st Parry, 2nd Watermasysk, all voted yes.

Minutes: August 17, 2016 - Motion to approve. 1st Parry, 2nd Watermasysk, all voted yes.

Historic District Resolutions: None at this time.

Hearings on Applications for Development:

William C. Wares – 600 Monmouth Street – Block 147 Lot 2 – D Variance

Attorney Charles Wigginton presented the application with testimony from the owner, William Ware as to the need to convert any existing office space back into an apartment. The special reasons for the applicants need to convert the property was the property has been listed since 2014 as available for rent for \$600 per month as office space. There has been no activity on this property for that use for over two years. The applicant proposes to expand the one room apartment to a two- bedroom apartment on the entire floor.

Motion was to extend the residential unit into the commercial portion of the first floor, creating a rental duplex apartment complex and the office space will no longer be part of the property. 1st Watermasysk, 2nd Howarth, All voted yes.

Correspondence/ Discussion: None at this time.

Discussion:

Motion to have the Zoning Officer, Joe Steckliar, to add a page to the application stating the pros and cons for applications and to have his attendance at the meetings. This will be passed on the Housing Committee Chairman John Hutchinson. 1st Howarth, 2nd Baus. All voted yes.

Adjournment: Motion to Adjourn – 1st Howarth, 2nd Parry. All voted yes. Meeting adjourned at 7:57 pm.

ATTEST:

Adrienne Parent
Acting Gloucester City Planning/Zoning Board Secretary