



NEWTON LAND USE BOARD

SEPTEMBER 18, 2024 7:00 P.M.
AGENDA

1. **CALL TO ORDER**

2. **OPEN PUBLIC MEETINGS ACT**

Adequate notice of this meeting of the Newton Land Use Board has been provided in accordance with the Open Public Meetings Act (Chapter 231.P.L. 1975) as follows: notice was sent to the official newspaper The New Jersey Herald, posted on the bulletin board in the Town Hall and posted on the Town website and filed with the Town Clerk.

3. **SALUTE TO THE FLAG**

4. **OATH OF OFFICE**

Samantha Waldron

5. **ROLL CALL**

Mayor Couce

Ms. Hall-Romer

Mr. Marion

Mr. Russo, Jr.

Chairwoman Vrahnos

Mr. Flaherty

Deputy Mayor Le Frois

Mr. Ragsdale

Mr. Wink

Mr. Schlaffer, Alternate #1

Samantha Waldron, Alternate #2

Glenn Kienz, Board Attorney

David Simmons, Board Engineer

Jessica Caldwell, Board Planner

Kerry Brown, Board Secretary

6. **PUBLIC SESSION**

7. **MINUTES**

A. **June 26, 2024**

8. **RESOLUTIONS**

A. **4 Grace Ave, LLC**

PB-7-2023

85.5 Trinity Street, Block 15.01, Lot 18, Zone T-5

Convert existing group home facility into four (4) residential apartments.

B. **HPC - Pancho Villa Mexican Grill**

137 Spring Street, Block 8.04, Lot 16, Zone T-6

Reconstruct front storefront façade.

9. **BUSINESS**

A. **Covenant Capital Newton LLC**

PB-2-2024

40-46 Orchard Street, Block 22.10, Lot 17, Zoning T-3

Preliminary and Final Site Plan and Use Variance application to convert existing storage building into residential apartments.

10. **CORRESPONDENCE**
11. **EXECUTIVE SESSION**
12. **ADJOURNMENT**