

## ZONING BOARD OF ADJUSTMENT

REGULAR MEETING

JUNE 11, 2009

The regular meeting of the Zoning Board of Adjustment for June 3, 2009 was opened and called to order at 8:00 PM by Chairman Ruhle.

Secretary Romero read Sunshine Act.

### **DOCET#2009-5 MR. & MRS. LOUIS MOCCIA, 168 BURNETT APPLICANT WISH TO BUILD A FRONT PORCH WHICH WILL ENCROACH INTO THEIR FRONT YARD.**

A-1 Paul Clemente & notice of appeal

A-2 Police memo

A-3 Fire memo

A-4 DPW memo

A-5 Bd of Health memo

A-6 Photos – 1 sheet

Mr. Louis Moccia was sworn in. We would like to add a porch to the front of our house. 14 feet long and 6 feet wide. Open porch with 3 or 4 steps down.

Amendment to 19.76 foot set back.

BOARD QUESTIONS: NONE

OPEN TO PUBLIC: NONE

Reiter – I feel this will only enhance the block.

Motion: Mr. Magnusson made a motion to accept application as presented, seconded by Mr. Reiter. Rollcall: 7 AYES

### OLD BUSINESS:

Mr. Ed Salameh came up regarding letter dated 6/2/09 regarding crawl space. Mr. Salameh asked the board for clarification on the crawl space. They need more room for the equipment they would be storing in the space. He promised the height would be less than 6 feet. Mr. Kimball informed Mr. Salameh that the Zoning and or CCO has to make that decision. The board already made their determination.

### OPEN TO PUBLIC:

Mr. Allegretta spoke about 496 Columbia Blvd. He feels that nothing was aid about his hardship. There are four windows on the rear of the building. My privacy is gone. I would have rather it been put on stilts.

Kimball – You can appeal the board's decision. You have 45 days from today.

I feel I was not prepared the night of the meeting. I think this brings down the value of my property.

Mrs. Allegretta – If someone would have spoken about down sizing instead o parking it would have been better for us. We already granted a variance for the parking. This property’s building coverage is 30% they could have gone to 50%. No one took any concern with the residents of the town. I loose everything when I lost the 15 feet. The resident behind should have been taken in to consideration. I have been severely affected.

CLOSED TO PUBLIC

**DOCKET#2009-6 MR. & MRS. KEITH KRYSZ, 33 5<sup>TH</sup> ST. APPLICANTS WISH TO BUILD NEW HOUSE. ENCROACHMENT INTO FRONT YARD SETBACK, AND NON-CONFORMING LOT.**

Mr. Kimball will be stepping down since Mr. & Mrs. Krysz are clients of his. Mr. Daniel P. McNerney will be stepping in for this application.

A-1 application & memo from Paul Clemente

A-2 Notice packet

A-3 Police memo

A-4 Fire memo

A-5 DPW memo

A-6 Bd of Health

A-7 Neglia letter

A-8 Plans

Original house had porch we would like to bring it forward 4 feet. Our rear and side yard set backs are in conformant. Our percentage of lot coverage is over by a minimum.

How wide is the driveway? About a car and a half.

Christopher Schappert – CMS Enterprises state of New Jersey licensed contractor.

He spoke on Neglia’s letter.

We are concerned about the driveway being wider then 20 feet. You’re asking for 25 feet. Building height is 31 feet it needs to be 30 feet.

5 minute break. Called to order at 9:15PM.

The board feels the application is not complete. You have two main issues – Lot coverage and front yard set back.

We would like to request a carry over so there is no need to renotify.

Resolution - **DOCKET #2009-2 MR. & MRS. MONACO, 344 MARLBORO RD. APPLICANTS DEMOLISHED 2 CAR GARAGE WITH OUT PERMISSION AND WITHOUT OBTAINING PERMIT AND HAS AN APPLICATION TO INSTALL INGROUND POOL.**

Motion: Mr. Daleo made a motion to accept the resolution seconded by Mr. Newsome.

Rollcall: 7 AYES

**DOCKET #2009-4 JOSEPH ALTIERI, 496 COLUMBIA BLVD. APPLICANT WISHES TO BUILD A BUILDING WITH RETAIL BUSINESS ON FIRST FLOOR AND RESIDENTIAL USE ON SECOND FLOOR.**

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Motion: Mr. Reiter made a motion to accept the resolution hiring Mr. Kimball, seconded by Mr. Daleo. Rollcall 7 AYES

Minutes: Mr. Magnusson made a motion seconded by Mr. Newsome to accept the minutes. Rollcall: 7 AYES

Motion: Mr. Magnusson made a motion to adjourn seconded by Mrs. Barbire. Rollcall: 7 AYES.