

**TOWNSHIP OF WEST MILFORD
ZONING BOARD OF ADJUSTMENT
AGENDA**

June 23, 2009

7:30 p.m.

Main Meeting Room of Town Hall

LEGAL

In accordance with Chapter 231, Public Laws of the State of New Jersey of 1975, adequate advance notice of this meeting was sent to the Herald News for publication, is posted on the Bulletin Board in the main corridor of Town Hall and is on file in the Township Clerk's Office. The Main Meeting Room is ADA accessible. Special needs can be accommodated by contacting the Zoning Board of Adjustment at (973) 728-2796.

PLEDGE

ROLL CALL

Regular Members: Ada Erik, Francis Hannan, Barry Wieser, Frank Curcio, Arthur McQuaid, Gian Severini
Chairman: Robert Brady
Alternates: James Olivo and Vivienne Erk
Board Attorney: Stephen Glatt, Esq.
Board Planner: William H. Drew, P.P., AICP
Board Engineer: Richard McFadden, P.E.

MEMORIALIZATIONS

YOUR HOME TEAM, LLC

RESOLUTION #8-2009

BULK VARIANCE #0830-0822

Block 2312; Lot 16

Papscoe Road, LR Zone

Action: Approval of bulk variances for the construction of a two bedroom two story home.

Decided: May 26, 2009

Eligible to vote: Ada Erik, Francis Hannan, Barry Wieser, Frank Curcio, Vivienne Erk, Robert Brady

**CLAUDINE CHIARMONTE & KAREN KEMP
RESOLUTION NO 9-2009**

BULK VARIANCE NO. 0930-0824

Block 10808; Lot 13
22 Seymour Drive, LR Zone

Action: Bulk variance approval for a front and a rear yard set back for the construction of an addition and portico.

Decided: May 26, 2009

Eligible to vote: Ada Erik, Francis Hannan, Barry Wieser, Frank Curcio, Vivienne Erk, Robert Brady

PATRICIA NICHOLSON

RESOLUTION 10-2009

MINOR SITE PLAN #0820-0313

BULK VARIANCE #0830-0799

Block 15803; Lot 4
4 Oak Ridge Road, CC Zone

Action: Bulk Variance relief and Minor Site Plan approval for reconfiguration of the parking lot for existing spaces for the reoccupation of residential/commercial space.

Decided: May 26, 2009

Eligible to vote: Ada Erik, Francis Hannan, Barry Wieser, Frank Curcio, Arthur McQuaid, Vivienne Erk and Robert Brady

NEW APPLICATIONS

**WILLIAM HART
BULK VARIANCE #0930-0827**

Block 3508; Lot 6
14 Gleason Road, R-1 Zone

**Complete: April 23, 2009
Deadline: August 21, 2009**

Bulk Variance relief requested for a rear yard setback where 50 feet is required, 54.8 feet exists and 42.8 feet is proposed for the construction of a three-season sunroom.

TIME EXTENSIONS

**SHILOH BIBLE CAMP
Use Variance #0440-0663
Preliminary & Final Site Plan #0420-0180AB
Bulk Variance #0430-0664**

Block 6002; Lot 47
753 Burnt Meadow Road; R-4 Zone

Request for time extension. Original resolutions were memorialized June 28, 2005.

DENA CAR, LLC c/o FRANCIS KASABRI **Complete: May 6, 2009**
PREL & FINAL SITE PLAN #0820-0329 AB **Deadline: September 3, 2009**
USE VARIANCE # 0840-0816
BULK VARIANCE #0830-0817
Block 14104; Lot 1
2038 Route 23 North, HC Zone

Bulk Variance relief requested for the lot size and for percentage of impervious coverage to permit the construction of a Automotive Sales Business.

TONYA ZEPPELELLI **Complete: May 21, 2009**
BULK VARIANCE #0930-0827 **Deadline: September 18, 2009**
Block 16703; L3
12 Woodridge Dr., R-2 Zone

Bulk variance relief requested for lot area where 2 acres is required, .69 exists and .69 is proposed. Lot depth where 225 feet is required 129.75 feet exists and 129.75 feet is proposed and side yard where 40 feet is required, 35.8 feet exists and 35.8 feet is proposed for the construction of a sunroom, two decks and an enlarged bedroom.

KEITH DANIEL DE BLOCK **Complete: May 26, 2009**
BULK VARIANCE #0930-0828 **Deadline: September 23, 2009**
Block 04903; Lot 006
42 Morsetown Road, R-4 Zone

Bulk variance relief requested for an above ground pool on a lot that has two front yards.

LINDA PROVOST **Complete: June 2, 2009**
BULK VARIANCE # ZB05-09-01 **Deadline: September 30, 2009**
Block 13102; Lot 36
12 Pawnee Terrace, LR Zone

Bulk Variance relief requested for an above ground pool on a lot that has two front yards.

DISCUSSION REGARDING CHANGES IN CONDITIONS

JIM & PATRICIA GOBLE
Bulk Variance #0830-0805
Block 14113, Lot 47, LR Zone
Apple Lane

Further clarification relating to drainage.

DISCUSSION

APPROVAL OF INVOICES-BOARD PROFESSIONALS

Review and approval of invoices for Stephen Glatt, Board Attorney, William Drew, Board Planner, Robert Kirkpatrick, Substitute Planner.

COMMUNICATIONS

May/June, 2009 New Jersey Planner

LITIGATION

APPROVAL OF MINUTES

May 26, 2009

ADJOURNMENT

Next meeting July 28, 2009