

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

February 22, 2011

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, Steven Castronova, James Olivo, Frank Curcio, Arthur McQuaid, Gian Severini  
*Chairman:* Robert Brady  
*Alternates:* Russell Curving and Vivienne Erk  
*Board Attorney:* Stephen Glatt, Esq.  
*Board Planner:* William Drew, P.P., AICP  
*Board Engineer:* Michael Cristaldi, P.E., P.P., Associate, Alaimo Group

**MEMORIALIZATIONS**

**LYNN STEWART**

**RESOLUTION NO. 7-2011**

**BULK VARIANCE #ZB11-10-12**

Block 2605; Lot 17

42 Point Breeze Dr, LR Zone

*Action:* Approval of Bulk Variance  
*Decided:* December 14, 2010  
*Eligible to Vote:* Frank Curcio, Arthur McQuaid, Gian Severini, Russell Curving, Vivienne Erk and Robert Brady

**GAETANO T. RIDOLFO**

**RESOLUTION NO 8-2011**

**USE VARIANCE ZB-06-10-06**

Bulk Variance ZB-06-10-06

Block 3702; Lot 1

20 Laurel Ave., R-2 Zone

*Action:* Denial of Use Variance and bulk variances to permit the construction of a storage garage on a vacant lot in a residential zone.

*Decided:* January 25, 2011

*Eligible to Vote:* Ada Erik, Steven Castronova, James Olivo, Frank Curcio, Arthur McQuaid, Gian Severini

### **NEW APPLICATIONS**

**TARA AND BRIAN FROMMELT**  
**BULK VARIANCE NO. ZB11-10-13**  
Block 7001, Lot 5  
41 Edgecomb Road R-2 Zone

Bulk variance requested for a front yard setback where 75 feet is required, 46 feet is existing and 44 feet is proposed and such other variance relieve as the Board deems necessary, so as to permit the construction of a covered porch.

### **DISCUSSION**

### **APPROVAL OF INVOICES-BOARD PROFESSIONALS**

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

### **COMMUNICATIONS**

### **LITIGATION**

None

### **APPROVAL OF MINUTES**

Reorganization meeting 1-25-11  
Regular meeting 1-25-11

### **ADJOURNMENT**

**Next meeting March 22, 2011**