

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

January 24, 2012

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

<i>Regular Members:</i>	Russell Curving, Steven Castronova, James Olivo, Frank Curcio, Arthur McQuaid, vacancy
<i>Chairman:</i>	Robert Brady
<i>Alternates:</i>	Vivienne Erk, Michael Siesta
<i>Board Attorney:</i>	Stephen Glatt, Esq.
<i>Board Planner:</i>	William Drew, P.P., AICP
<i>Board Engineer:</i>	Michael Cristaldi, P.E., P.P., Associate, Alaimo Group

MEMORIALIZATIONS

LUPANO, CARLO & ELIZABETH

RESOLUTION NO. 24-2011

BULK VARIANCE #ZB05-11-08

Block 4401; Lot 12

837 E. Shore Rd., (aka Storms Island Road)

LR Zone

Action: Bulk Variance approval for location of a 2 car garage. Allowed is side or rear yard, proposed is the front yard. Variance approval for size, maximum allowed is 600 square feet and 724 square feet is proposed.

Decided: November 22, 2011

Eligible to vote: James Olivo, Frank Curcio, Arthur McQuaid, Vivienne Erk, Robert Brady

RONALD HEDDY
RESOLUTION NO. 1-2012
BULK VAR. ZB07-10-09
Bl. 7515; Lot 2
7 Ash Road, LR Zone

Action: Bulk varianceBulk variance relief requested for building coverage where 10% is allowed, 10.32% exists and 11.44% is proposed. Also accessory coverage where 3 % is allowed, 2.28% exists and 8.4% is proposed for enlarging a 12 X 20 foot garage to 30 X 30 foot garage and a 10 X 12 foot addition.

Decided: December 13, 2011

Eligible to vote: Frank Curcio, Arthur McQuaid, Russell Curving, Vivienne Erk, Robert Brady

NEW APPLICATIONS

JAMES AMBROSE
BULK VARIANCE #ZB11-11-13
Block 10706; Lot 9
10 Pool Drive; LR Zone

Complete: December 2, 2011
Deadline: March 31, 2012

Bulk Variance relief requested for a side yard setback where 30 feet is required 6.8 feet is existing and 4.5 feet is proposed, a rear yard setback where 60 feet is required 48.9 feet is existing and 31.5 feet is proposed, lot coverage where 10 percent is allowed 13.38% is existing and 18.45% is proposed for a 16 X 26 foot roof over a deck.

DISCUSSION

change in meeting dates

APPROVAL OF INVOICES-BOARD PROFESSIONALS

Review and approval of invoices for Stephen Glatt, Board Attorney, William Drew, Board Planner and Michael Cristaldi, Alaimo Group, Board Engineer

COMMUNICATIONS

The New Jersey Planner, November 2011

PENDING LITIGATION

Grawehr VS West Milford Zoning Board of Adjustment

APPROVAL OF MINUTES

December 13, 2011

ADJOURNMENT

Next meeting February 28, 2012