

**Township of West Milford
Zoning Board of Adjustment**

AGENDA

July 24, 2007

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 and the Record 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, Daniel Jurkovic, William Lynch, Arthur McQuaid, Gian Severini
Chairman: Robert Brady
Alternates: Barry Wieser, Frank Curcio
Board Attorney: Stephen Glatt, Esq.
Board Planner: William Drew, P.P., AICP
Township Engineer: Richard McFadden, P.E.

MEMORIALIZATIONS

VINCENT LANZA

Resolution No. 11-2007

Bulk Variance #0630-0753

Block 2707; Lot 3

33 Flanders Road; LR Zone

Action: Bulk Variance approval for lot frontage, lot area, lot width, lot depth, minimum front, side and rear yard setback and building coverage, and relief from the MLUL C.40: 55D-35 requirement that no permit for the erection of any building or structure shall be issued unless the lot abuts a public street giving access to such proposed building or structure, to enable the construction of a single-family dwelling.

Decided: April 24, 2007

Eligible to Vote: Ada Erik, Francis Hannan, Daniel Jurkovic, William Lynch, Arthur McQuaid, Gian Severini, and Robert Brady

VINCENT LANZA

Resolution No. 12-2007

***De minimis* Exception**

Block 2707; Lot 3

33 Flanders Road; LR Zone

Action: *De minimis* exception from the Residential Site Improvement Standards N.J.A.C. 5:21-3.1 for pavement, curbs, storm drains, etc.; granted

Decided: April 24, 2007

Eligible to Vote: Ada Erik, Francis Hannan, Daniel Jurkovic, William Lynch, Arthur McQuaid, Gian Severini, and Robert Brady

DONALD AND SIOBHAN PARTINGTON

Resolution No. 15-2007

Bulk Variance # 0730-0770

Block 11103; Lot 5.01

572 Snake Den Road

Action: Request for Bulk Variance relief to construct a fence 8 foot in height in the rear and side yard when maximum permitted height is 6 feet.

Decided: May 22, 2007

Eligible to Vote: Francis Hannan, Daniel Jurkovic, Arthur McQuaid, Gian Severini, Barry Wieser, and Robert Brady

RICHARD SCHAEFER

Resolution No. 18-2007

Bulk Variance #0730-0766

Block 7512; Lot 4

33 Pinecliff Lake Drive; LR Zone

ACTION: Request for Bulk Variance relief to construct an accessory building closer to the principal structure than permitted, located within the front yard and exceeding maximum accessory building coverage.

Decided: June 26, 2007

Eligible to Vote: Ada Erik, Daniel Jurkovic, Barry Wieser and Robert Brady.

CHRISTOPHER FULTON

Resolution No. 19

Bulk Variance # 0730-0773

Block 8602; Lot 45
4 Cherbourg Drive; R-2

Action: Request for Bulk Variance relief for fence height to construct a fence in the front yard with a height of 6 feet.

Decided: June 26, 2007

Eligible to Vote: Ada Erik, Daniel Jurkovic, William Lynch, Barry Wieser, Frank Curcio, Robert Brady

JOSEPH ORZO

Resolution No. 20

Bulk Variance # 0730-0778

Block 902; Lot 1

600 Warwick Turnpike; LR

Action: Request for Bulk Variance relief for fence height to construct a fence 6 foot in height in the front yard when maximum permitted height is 4 feet.

Decided: June 26, 2007

Eligible to Vote: Ada Erik, Daniel Jurkovic, William Lynch, Barry Wieser, Frank Curcio, Robert Brady

APPLICATIONS CARRIED FROM PREVIOUS MEETINGS

UGL PROPERTY OWNERS ASSOCIATION

Use Variance #0740-0775

Bulk Variance #0730-0776

Preliminary & Final Site Plan #0720-0292AB

Block 2007; Lot 9.03

Lakeshore Drive; LR Zone

COMPLETE: 05/17/2007

DEADLINE: 09/14/2007

Request for a Use Variance, Bulk Variances, and Preliminary and Final Site Plan approval on property located at Lake Shore Drive, Block 2007; Lot 9.03 in the LR Zone with Use Variance relief requested for an accessory structure without a principal structure on the lot, and Bulk Variances for maximum building coverage and an accessory building in a front yard, and Preliminary and Final Site Plan approval.

APPROVAL OF MINUTES

June 26,2007 Regular Meeting Minutes

COMMUNICATIONS

MISCELLANEOUS

Resolution No. 17-2007 Acceptance of 2006 Annual Report For January –
December, 2006

ADJOURNMENT