

**ZONING BOARD OF ADJUSTMENT
MEETING AGENDA
SEPTEMBER 18, 2014 AT 8:00 P.M.**

1. Meeting called to Order by Chairman
2. Reading of Open Public Meetings Statement
3. Flag Salute
4. Roll Call
5. Meeting Minutes – August 21, 2014

RESOLUTIONS:

1. **ZB926 – Foran – Block 7.23, Lot 6 – 93 Tulip Lane**
Memorialization of Resolution denying an application to retain second story addition, deck and screen porch in the A-2 Zone. Variances are required to permit building coverage of 8.17% where 6.6% is required and a total lot coverage of 22.01% where 20% is the maximum permitted.
2. **ZB927 – McGuinness – Block 7.30, Lot 3.08 – 27 Paddock Lane**
Memorialization of Resolution to retain an outdoor kitchen under construction in the A-5 Zone. A variance is required to permit a building separation of 13' where 20' is required.
3. **ZB930 – Lubin – Block 35, Lot 22.15 – 34 Rivers Edge**
Memorialization of Resolution to construct a second story addition over an existing garage in the A-1 Zone. A variance is required to permit a side yard setback of 45.2' where 55' is required and 45' currently exists.

ADMINISTRATIVE:

None

APPLICATIONS: Old Business:

None

APPLICATIONS: New Business

1. **ZB928 – Muniz – Block 44.01, Lot 23 – 24 Beacon Drive**
Application to construct a garage addition in the A-1 Zone. Variances are required to permit a front setback of 77.7' where 90' is required and 77.7' currently exists, a side setback of 43.2' where 61' is required and 43.2' currently exists and a building coverage of 6.44% where 6% is the maximum permitted. Time to November 25, 2014
2. **ZB932 – Montefusco – Block 34, Lot 16.21 – 39 Orchard Lane**
Application to construct a 348 s.f. addition in the A-1 Zone. A variance is required to permit a 6.27% building coverage where 6% is the maximum permitted. Time to December 13, 2014

3. **ZB935 – Leccese – Block 26, Lot 3 – 1 Lake Drive**
Application to install a generator in the front yard and install a pergola on the existing rear deck. Variances are required to permit a principal side yard setback of 18' for the pergola where 30' is required and 18' currently exists and a 71' accessory front yard setback for the generator where 78' is required and a total building coverage of 9.7% where 6.6% is required and 8.1% currently exists. Time to January 1, 2015
4. **ZB929 – American Heritage Realty – Block 48, Lot 19 – 20 Route 537 East**
Application for a two lot Minor Subdivision, Preliminary and Final Major Site Plan and Use Variance in the B-1 Zone. Time to January 2, 2015
5. **ZB931 – Mumford – Block 35, Lot 1.28 – 14 Utopia Drive**
Application to install an inground swimming pool in the A-1 Zone. A variance is required to permit a front yard setback of 113' where 150' is required. Time to January 3, 2015.

DISCUSSION ITEMS:

None

EXECUTIVE SESSION

If Required

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