

TOWNSHIP OF WEST MILFORD

ZONING BOARD OF ADJUSTMENT

AGENDA

REORGANIZATION

January 24, 2023

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.

PLEDGE

ADMINISTER OATH TO RE-APPOINTED MEMBERS AND NEW MEMBERS

Citizen # 2 Michael Hensley
Citizen # 3 Daniel Jurkovic
Citizen #4 Arthur McQuaid
Alternate #1 Stacy-Ann Webb
Alternate #2 Daniel Goodsir

Regular Members: Michael DeJohn, Frank Curcio, Russell Curving, Peter McGuinness

Alternates:

Professionals

Attorney Stephen Glatt
Planner Kenneth Ochab
Engineer Patrick McClellan

ROLL CALL

REORGANIZATION

Nominations for the period ending December 31, 2023

Chairman
Vice Chairman
Secretary

Appointments for the period ending December 31, 2023

Board of Adjustment Attorney-Stephen Glatt
Board of Adjustment Planner-Kenneth Ochab Associates
Board of Adjustment Engineer-MCB Engineering-Patrick McClellan

Memorializations for the Board Professional Resolutions

Resolution No. 1-2023 Board Attorney
Resolution No. 2-2023 Board Planner
Resolution No. 3-2023 Board Engineer

Newspaper for advertising

Herald News

MEETING SCHEDULE

Adopted at the November 29, 2022 meeting and advertised in the Herald News
December 30, 2022

ADJOURNMENT

**TOWNSHIP OF WEST MILFORD
ZONING BOARD OF ADJUSTMENT
Regular Meeting Agenda
January 24, 2023
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.

PLEDGE

ROLL CALL

Regular Members: Michael DeJohn, Michael Hensley, Daniel Jurkovic, Frank Curcio, Russell Curving, Peter McGuinness
Chairman: Arthur McQuaid
Alternates: Stacy-Ann Webb, Daniel Goodsir
Board Attorney: Stephen Glatt, Esq.
Board Planner: Kenneth Ochab, Kenneth Ochab Assoc., LLC
Board Engineer: Patrick D. McClellan, P.E., MCB Engineering

I. MEMORIALIZATIONS

CATHERINE DeMARCO

Complete: 06/17/2022

RESOLUTION 4-2023

Decided: 12/20/2022

ZB 05-22-07

21 Laramie Trail

Block 505 Lot 6 LR Zone

SEEKING Bulk Variance for side yard setback for construction of a one-car garage accessory building.

Eligible to vote: Russell Curving, Daniel Jurkovic, Frank Curcio, Michael DeJohn, Peter McGuinness, Arthur McQuaid

JOSEPH & KELLY JACOVINO

Complete: 10/17/2022

RESOLUTION 5-2023

Decided: 12/20/2022

ZB 07-22-11

18 Hickory Ave

Block 5615 Lot 5 LR Zone

APPROVED, Bulk Variance for **front yard** and **side yard** setback for a garage addition with 2 floors of living space.

Eligible to vote: Russell Curving, Daniel Jurkovic, Frank Curcio, Michael DeJohn, Peter McGuinness, Arthur McQuaid

II. NEW APPLICATIONS

ISRAEL KATZ

ZB 09-22-16

54 Old Lakeside Road South

Block 3406 Lot 12 R-1 Zone

SEEKING Bulk Variance for (L) Side Yard setback where 3.0 feet exists, Building Lot Coverage where 10% is required, 12.47% exists and 14.27% is proposed for the expansion and remodel of an existing dwelling and installation of an in ground pool.

*plans have been revised

Complete: 11/30/2022

Extended Deadline: 06/28/2023

COUNTRY COTTAGE, LLC

ZB 12-22-20

145 Macopin Road

Block 8401 Lot 1 R-2 Zone

Complete: 12/29/2022

Deadline: May 10, 2023

SEEKING:

Use Variance for the expansion of a non-conforming use

- Side yard setback where 30 ft is required (right) 25.3 ft exists and 27.1 ft is proposed & (left) side where 30 ft is required, 19.4 ft exists and 18.7 ft is proposed
- Planted buffer at Street, 20 ft is required, 0 proposed
- Buffer to side yard (right) 10 ft is required, 0 to 3.4 ft is proposed
- Buffer to residential use (left) 35 ft is required, 7.5 ft exists and 6.4 ft is proposed

Attached Deck

- Distance to side line where 15 ft is required and 14.3 ft is proposed

For the expansion of an existing restaurant and parking area behind the building.

III. DISCUSSION

Meeting start time

Proposed change to bi-laws

IV. APPROVAL OF INVOICES

V. APPROVAL OF MINUTES December 20, 2022

VI. COMMUNICATIONS

VII. ADJOURNMENT

Next Regular Meeting February 28, 2023 at 7 p.m.

Applicants – Fitzgerald, Smith Gaffney