



17 North Main Street • Medford • NJ • 08055 • 609/654-2608

www.medfordtownship.com

MAIN FAX 609/953-4087

ADMIN. FAX 609/654-8101

FINANCE FAX 609/714-1790

CONSTRUCTION FAX 609/953-7720

RECREATION FAX 609/654-6536

PLANNING & ZONING FAX 609/714-2109

## **MEDFORD TOWNSHIP ZONING BOARD OF ADJUSTMENT**

**PUBLIC SAFETY BUILDING, 91 UNION STREET, MEDFORD**

**Wednesday, February 18, 2015**

**7:30 P.M.**

1. Open Public Meeting Statement
2. Roll Call
3. Flag Salute
4. Minutes
5. Reports
6. Executive Session (if required)
7. Correspondence
8. Agenda

### **MEMORIALIZATIONS**

**Memorialization of Resolution announcing the Standard Agenda for the Medford Township Zoning Board of Adjustment and the designated Newspaper Publications for the Written Notices of Zoning Board Meetings**

**Memorialization of Resolution announcing the Regular Meeting Dates**

**Memorialization of Resolution appointing Zoning Board Attorney**

**Memorialization of Resolution appointing Zoning Board Professional Engineer**

**Memorialization of Resolution appointing Zoning Board Professional Planner**

**Nick Giordano, 6202/10, 20 Centennial Drive East, ZVE-926**

Memorialization of a Bulk Variance granting a second garage (detached) where only one private garage, whether attached or unattached, is permitted per residential dwelling.

Zone: RGD-2 (Memorialization carried from December 2014)

---

**Lynette DeTata, 3502/2, 206 Pine Blvd., ZVE-928**

Memorialization of a Bulk Variance granting a 2-story attached garage. Variance included setbacks and building coverage.

Zone: GD (Memorialization carried from December 2014)

---

**Roberta Boyle, 3707/11, 11 West Lake Avenue, ZVE-927**

Memorialization of a Bulk Variance granting a 12'x18' in-ground swimming pool with patio and fencing. Variance included rear yard setback, lot coverage and existing building coverage.

Zone: GD (Memorialization carried from December 2014)

---

**John Dotoli, 3603/4, 209 East Lake Blvd., ZVE-930**

Memorialization of a Bulk Variance granting construction to rebuild an existing 392 sf rear deck, adding an additional 228 sf; three existing accessory structures where only one accessory structure is permitted. Variance included setbacks and overage of building and lot coverage's.  
Zone: GD (Memorialization carried from January 2015)

---

**Tower North Development, LLC, 305/5.01, 80 Eayrestown Road, SPR-5694**

Memorialization of a Minor Site Plan and Use Variance granting the installation of a wireless communications facility consisting of twelve (12) panel antennas supported by a new 154' tall monopole and communications equipment shelter within an approximate 60'x 60', six foot (6') fenced compound. The subject property is currently, and will continue to be, used as a commercial plant nursery.  
Zone: AR (Memorialization carried from January 2015)

---

**Richard Primo, 6108/3.04, 35 Hinchman Road, ZVE-929**

Memorialization of a Bulk Variance granting a proposed 22' x 24' garage addition, proposed 10.33' x 14.75' enclosed rear sunroom and a proposed 10' x 16' bath addition. Variance required for rear yard setback, wetlands buffer, building coverage and lot coverage.  
Zone: RGD-2

---

**William and Karla Porter, 3105/46, 40 S. Lakeside Drive West, ZVE-931**

Memorialization of a Bulk Variance granting a new single family dwelling on vacant lot. Variance required for front yard setback, rear yard setback, side yard setback, building coverage and lot coverage.  
Zone: GD

---

**Chris and Alice Bradley, 905/1.01 and 1.03, Old Marlton Pike, PBC-511**

Memorialization of a Use Variance and Amended Final Major Subdivision Plan granting utility connections and access easements to allow access onto Old Marlton Pike from Evesham through Medford.  
Zone: HM

---

**APPLICATIONS TO BE HEARD**

**Barry and Judy Croll, 3401/4, 217 East Lake Blvd., ZVE-932**

Bulk Variance for a proposed 8' x 12' kitchen expansion under the existing carport. The required front yard setback is 50', proposing 40.5'; permitted building coverage is 12%, proposing 17.9%. Zone: GD

---

**Antonia and John McBride, 903.02/23.01, 9 Chester Avenue, SPR-5697**

Use Variance to convert existing commercial building to a single family dwelling.  
Zone: HC-1

---

**James Meehan, 808/6.05, 86 New Freedom Road, ZVE-933.** Bulk Variance to construct a detached 40' x 70' (2,800 sf) garage/utility building which exceeds the permitted 168 sf for an accessory structure; permitted height for a detached garage is 20', proposing 27'; permitted garage depth is 24', proposing 40'; permitted garage width is 45', proposing 70'; one garage permitted per residential lot, proposing third garage.

Zone: AR

---

9. General public
10. Additional action by Board – Presentation by Michelle Taylor of Taylor Design Group -  
2014 Zoning Board of Adjustment Annual Report
11. Motion for Adjournment

Darlene Carrell  
Zoning Board Secretary

*Please be advised that this public meeting of the Medford Township Zoning Board of Adjustment will be videotaped by the municipality (for recording purposes) as authorized by the Open Public Meetings Act and the New Jersey Supreme Court Opinion in Taurus v. Borough of Pine Hill, 189 N.J. 497 (2007). The recorded videotape of the meeting will be available for public viewing on the Medford Township website, as soon as practicable after the public meeting has concluded.*