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MEDFORD TOWNSHIP ZONING BOARD OF ADJUSTMENT

PUBLIC SAFETY BUILDING, 91 UNION STREET, MEDFORD

Wednesday, February 17, 2016

7:30 P.M.

1. Open Public Meeting Statement
2. Roll Call
3. Flag Salute
4. Minutes
5. Reports
6. Executive Session
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 Conflict Attorney

Memorialization of Resolution appointing Zoning Board Professional Engineer

Memorialization of Resolution appointing Zoning Board Professional Planner

Heather R. Cave, 304/1.01, 125 Eayrestown Road, ZVE-963. Memorialization of a Bulk Variance granting a single family dwelling on a lot which is partially located in Lumberton Township and which does not meet the required side yard setback of 50', proposing 6.87'; the required front yard setback of 75', proposing 71.43'; the required rear yard setback of 100', proposing 51.17'. Minimum required lot area is 4 acres, existing 1.443 acres; minimum required lot depth is 300', existing 244.79'. For an existing 24'x25' block shed which exceeds the 168sf permitted for accessory structures and does not meet the required accessory setback of 50', existing 21.70'. Zone: AR

William and Karla Porter, 3105/46, 40 South Lakeside Drive West, ZVE-958.

Memorialization of a Bulk Variance denying a 10'x12' (120 sf) storage shed. Denying

proposed lot coverage of 36.9% (33.1% granted by prior variance for new dwelling) where 30% is permitted. Zone: GD

APPLICATIONS TO BE HEARD

Chad Catalano, 2601/20, 50 Georgia Trail, ZVE-961. Bulk Variance for a second (detached) three-car garage (24'Dx36'Wx13'H) where only one garage is permitted per residential lot. Zone: GD (Continued from January 20, 2016)

Lee Buono, 6601/13, 9 Braddocks Mill Court, ZVE-966. Bulk Variance for a 720 sf Pool House/Cabana which exceeds the permitted 168 sf for an accessory structure. Zone: RGD-2

Alice and Christopher Bradley, 4903/161, 164 South Lakeside Drive East, ZVE-962. Bulk Variance for an existing carport which was converted to an enclosed 22'x13' garage which does not meet the required front yard setback of 50', existing 14'; for an existing 8'x10' shed in the front yard which does not meet the required front yard setback of 50', existing 1.5'; for two accessory structures (pool and shed) where only one accessory structure is permitted; for existing building coverage of 19.4%, permitted 12%; for existing lot coverage of 38.4%, permitted 30%. Zone: GD

Albert Roach, 5301.01/25.12, 9 Pleasant Mill Court, ZVE-964. Bulk Variance for a 24'x45' second garage (detached) where only one garage is permitted per residential lot; for side yard setback where 50' is required, proposing 22'. Zone: RGD-1

Greg and Karen McGreer, 803.01/9.02, 31 New Freedom Road, ZVE-965. Bulk Variance for a 16'x15' sunroom addition which does not meet the required side yard setback of 30', proposing 24.6'; for required rear yard setback of 50', proposing 35'; for permitted building coverage of 10%, proposing 12.2%; for permitted lot coverage of 25%, proposing 27.7%. Zone: GMN

Jeff Miller and Karen Hartwell, 5002/1.01, 12 Highland Trail, ZVE-967. Bulk Variance for a 719 sf rear deck to include a fireplace and a 16'x10' bar area w/roof which is to be constructed within the building rear yard setback. Zone: RGD-1

Haynes Run Holdings, LLC, 4105/1.03, 246 Route 70, SPR-5565FA. Amended Final Major Site Plan for storage of vehicles, RV's, boats and U-Haul vehicles. Zone: HM (continued from November 9, 2015)

Shriji Donuts, LLC, 801.02/29, Church Road and Medford-Mt. Holly Road, SPR-5705&F. Preliminary and Final Major Site Plan approval for the development of a Dunkin donuts with Drive-Thru. Zone: CC (Carried from December 16, 2015)

Church of God of Prophecy Northeast Spanish Region, Inc., 302/39.02, 3 Reeves Station Road, SPR-5712.

Use Variance for a Religious Retreat and Meeting Center. Zone: PI
(Continued from January 20, 2016)

9. General public

10. Additional action by Board

11. Motion for Adjournment

Darlene Carrell, Zoning Board Secretary

Beth Portocalis, 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.