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MEDFORD TOWNSHIP ZONING BOARD OF ADJUSTMENT

PUBLIC SAFETY BUILDING, 91 UNION STREET, MEDFORD

Wednesday, April 19, 2017

7:00 P.M.

1. Open Public Meeting Statement
2. Appointment of new Recording Secretary – Beth Portocalis
3. Roll Call
4. Flag Salute
5. Minutes
6. Reports
7. Executive Session (if required)
8. Correspondence
9. Agenda

MEMORIALIZATIONS

George C. Heaton, 4701.02/55, 55 Broken Arrow Bend, ZVE-985. Memorialization of a Bulk Variance granting a 8'x12' (96 sf) shed in rear yard which exceeds the permitted lot coverage of 20%, where 29.6% exists, proposing 30.1%. Zone: RGD-2

Roselli Property, LLC, 202/7.01, 155 Church Road, SPR-5731. Memorialization of a Use Variance to convert an existing residential dwelling to commercial use. Zone: GMN (Carried from February 15, 2017)

McDonald's Corporation c/o RDR Corporation, 4802/1, 601 Stokes Road, SPR-5725A. Memorialization of an Amended Preliminary and Final Major Site Plan Approval, Conditional Use Approval, Conditional Use Variance for parking, impervious coverage for the remodeling and façade improvements to an existing McDonald's restaurant with two drive thru lanes. Zone: CC

APPLICATIONS TO BE HEARD

DePetrìs Family, LLC, 3201/32.03, 200 Tuckerton Road, SPR-5732. Amended Preliminary and Final Major Site Plan, Bulk and Use Variances for Phase GHJ for construction of a two-unit building (G/H) which will include a Dunkin Donuts with a drive-through, as well as landscaping, lighting, utilities, paving, Basin #1A and associated stormwater facilities, and signage. Zone: CC (Continued to May 17, 2017)

James Brick, 3201/1.01, 106 Tuckerton Road, ZVE-990. Bulk Variance for a 30'x40' (1200 sf) pole barn for storage of tractors and farm equipment which exceeds the permitted 168 for an accessory structure; for a 168 sf open air wood rack which exceeds the number of permitted accessory structures (3), proposing four (4). Zone: Zone: RS-1

Sandford F. Schmidt, 1601/14, 29 Union Street, SPR-5737. Use Variance to convert a commercial office building to a single family dwelling. Zone: RC

Paul DiFillippo, 3402/3, 229 East Lake Blvd., ZVE-991. Bulk Variance for a 792 sf 3-car garage with an attached enclosed breezeway which does not meet the required front yard setback of fifty feet (50'), proposing twenty-three feet (23'); for required side yard setback of thirty feet (30'), proposing 24'8"; for exceeding the permitted building coverage of 12%, proposing 13.74%. Zone: GD

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.