



DEPARTMENT OF PLANNING, ZONING & CODE ENFORCEMENT

17 North Main Street • Medford • NJ 08055

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MEDFORD TOWNSHIP ZONING BOARD OF ADJUSTMENT

PUBLIC SAFETY BUILDING, 91 UNION STREET, MEDFORD

Wednesday, October 17, 2018, 7:00 P.M.

REGULAR MEETING

Open Public Meeting Statement

Roll Call

Flag Salute

a.i.4. Minutes

Reports

a.i.6. Executive Session (*moved to the end of meeting*)

8. Correspondence

9. Agenda

MEMORIALIZATIONS: *None*

APPLICATIONS TO BE HEARD:

Tim Meise, 2003/10, 118 South Main Street, ZVE-1029, Use Variance to permit operation of a licensed Cooperative Sober Living Residence in the RHO Zoning District; including Interpretation of Ordinances for Sober Living residential housing. Application is also requesting a Site Plan waiver as no improvements to the property are being proposed. **Zone: RHO**

Tim Meise, 2003/11, 112 South Main Street, ZVE-1028, Use Variance to permit operation of a licensed Cooperative Sober Living Residence in the RHO Zoning District; including Interpretation of Ordinances for Sober Living residential housing. Applicant is also requesting a Site Plan waiver as no improvements to the property are being proposed. **Zone: RHO**

Gardner-Medford, Inc., 6501.08/15, Cliffswallow Drive & Elderberry Drive, ZVE-1032,
(application will not be heard until November), Bulk Variances to permit a proposed four car

garage where a three car garage is permitted. Garage depth 25' proposed, 24' permitted; garage width 51.5' proposed, 45' permitted. **Zone: RGD-2**

17-19 Branch Street LLC, 1402/4, 17-19 Branch Street, PBC-516A, Minor subdivision with Bulk Variances required to permit the construction of three (3) new patio homes.

Lot depths: 95.29 sf for Lot 4.01; 95.25 sf for Lot 4.02; 92.34 sf for Lot 4.03, where 120' is the minimum lot depth requirement. Front porch on Lot 4.01 proposed 10.92 sf from Branch Street, where 15 sf is minimum required front yard setback. Side yard setbacks on Lots 4.02 and 4.03 proposed to be 6.37 sf where 15 sf is the minimum required. Rear yard decks to be setback on Lots 4.01, 4.02, and 4.03 to approximately 28 sf from the rear lot line where 40' is the minimum required. Detached accessory garages to be located 6 sf from the rear and side lines on Lots 4.01 and 4.02, where 10 sf is the minimum required set back. Detached garage on Lot 4.03 to be located 10 sf from the front line (along to Tidswell Avenue), where accessory buildings are not permitted in the front yard. **Zone: RHO**

Marc Kaufer, 6304/7, 4 Scout Drive, ZVE-1030, (application will be continued to November meeting), Bulk Variances required for the construction of a new single family dwelling. Lot area 3.2 acres required, 0.77 acres existing, 0.77 acres proposed; Front yard setback 75' required, 24.8' existing, 22.8' proposed; Rear yard setback 100' required, 51.5' existing, 39.1' proposed; Building Coverage 10% required, 8.0% existing, 10.8% proposed; Lot Coverage 15% required, 19.1% existing, 23.1% proposed; pool rear yard setback 50' required, 26.9' proposed. **Zone: RGD-2**

10. General Public

11. Additional Action by Board

12. Executive Session (DePetrakis Family, LLC v. Medford Zoning Board)

13. Motion for Adjournment

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.