



DEPARTMENT OF PLANNING, ZONING & CODE ENFORCEMENT

49 Union Street • Medford • NJ 08055

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**MEDFORD TOWNSHIP
ZONING BOARD OF ADJUSTMENT
PUBLIC SAFETY BUILDING, 91 UNION ST.
MARCH 20, 2024 7:00 P.M.
AGENDA**

1. Convening of Meeting
2. Open Public Meeting Statement
3. Flag Salute
4. Roll Call
5. Correspondence
6. Minutes
 - a. January 31, 2024 Regular Meeting
 - b. January 31, 2024 Executive Session
 - c. February 21, 2024 Regular Meeting
7. Reports
8. Memorialization of Resolutions
 - a. 2024-11, Julie Blinderman – Bennett, 26 S. Wendover, 6103/18, ZVE-1134 – approval for a one-year extension for a bulk variance approved per Resolution 2022-48.
 - b. 2024-12, Christina Mull, 12 Trimble Street, 2002/4.01, ZVE-1179 – approval of a bulk variance for exceeding front yard and side yard setbacks for a one and two story addition to the rear of the dwelling, relocation of existing shed, and construction of a 20' x 20' detached garage in the RHO Zone District. Application also requires a Certificate of Appropriateness for historic zone designation.
 - c. 2024-13, Michael Adams, 2 Chief Massasoit Road, 721/1, ZVE-1177 – approval of bulk variances for exceeding the front yard setbacks for an existing 480sf second story deck and a shed; and side yard setback for a 240 sf second story deck.
 - d. 2024-14, Res-Care, Inc., 268 Hopewell Road, 5604/5, ZVE-1170 – approval of a bulk variance for exceeding the maximum lot coverage for the construction of a driveway.
 - e. 2024-15, J & J Development Group, LLC, 122 East Route 70, 902/1.03, ZVE-1178 – approval of a d(3) Conditional Use Variance to permit the demolition of existing building and on-site improvements and construction of a 13,905sf multi-tenant

shopping center that includes a 2,400sf quick-service/fast food restaurant with pick-up window only.

9. Applications

- a. Michael and Stephanie Wojcik, 14 Andover Drive, 404.20/22, ZVE-1182 – seeking Bulk Variance approval for exceeding the building and lot coverage to replace and enlarge the existing deck.
- b. James and Rachael Sautter, 22 Bank Street, 1813/10, ZVE-1183 – seeking Use Variance approval for an expansion of a non-conforming use in the Historic Village Commercial Zoning District for an addition to the residential dwelling.

10. Executive Session

11. Additional Action by Board

12. Motion for Adjournment

Ann Bell, 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 conc