

TOWNSHIP OF MARLBORO

ZONING BOARD OF ADJUSTMENT

1979 TOWNSHIP DRIVE

MARLBORO, NJ 07746-2299

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ZONING BOARD OF ADJUSTMENT

TUESDAY – NOVEMBER 27, 2018

7:30 P.M. TOWN HALL

SALUTE THE FLAG
SUNSHINE ACT
MINUTES
PUBLIC SESSION

Approve/revise minutes of July 24, 2018

Z.B. 18-6668

Anees Ahmad – Public Hearing for a Bulk Variance to construct a 4491 sq. ft. single family dwelling with insufficient lot frontage and width, located at Texas Road, Block 111, Lot 6, in the R-60 zone.

Z.B. 18-6669

Gary & Robin Berger - Public Hearing for a Bulk Variance to construct a 1,758 sq. ft. addition to existing house with an in-ground pool and associated paver patio, located at 46 Ottawa Road South, Block 315, Lot 11, in the R-20 zone.

Z.B. 18-6665

David Jones - Public Hearing requesting Certification of Pre-existing non-conforming use for Davy Jones Paving, an auto repair garage and a residential rental on same lot, and Appeal of Zoning Officer's Decision, located at 184 Texas Road, Block 108, Lot 3 in the LC zone

Z.B. 18-6667

Steven & Lori Messina - Public Hearing for a Bulk Variance to construct a 28' x 30' Pool House and associated walkway/patio and to keep a lighted sports court built without permits and addition walks, located at 3 Spruce Lane, Block 363.02, Lot 3 in the R-80 zone

Z.B. 18-6645

Shantiniketan NJ1 LLC – Public Hearing for a Bifurcated Use Variance to remove the existing site improvements and construct an 80 unit age-restricted adult condominium development within 12 interconnected 2-story buildings (2-12 units each) and a 2-story (6,700 sq. ft.) clubhouse building. , located at 309 Texas Road/Texas Road, Block 120, Lot(s) 29 & 31 in the RSCS zone

Z.B. 17-6616

Goddard Estates, LLC – Continued Public Hearing for a Density Use variance to create a five lot sub-division, located at 42 Vanderburg Road, Block 359.01, Lot 26 in the R-20AH-1 zone

RESOLUTIONS

- Z.B. 18-6658** **Big Play Zone, Inc.** - Memorialization of Resolution granting a Use Variance to house an Indoor Recreational Facility as a permitted use, with 3,000 sq. ft. dedicated to an Amusement Arcade with a maximum of 25 machines, as ancillary to that use, located at 300 Campus Drive, Unites G & H, Block 176, Lot 118.01, in the IOR zone.
- Z.B. 18-6664** **Anthony & Jeannine Agositno** - Memorialization of Resolution granting to construct an outdoor kitchen with a covered patio and to keep a driveway built within five feet from side property line, located at 64 Devonshire Drive, Block 171, Lot 84 in the LC zone
- Z.B. 18-6648** **Buckdale, LLC** - Memorialization of Resolution granting a Bifurcated Use variance to develop 45 residential homes comprised of 26 single family homes and 19 townhouses, in the C-2 Neighborhood Commercial zone, located at Buckley Road, Block 355, Lot(s) 6, 7, 8, & 11 in the C-2 zone.
- Z.B. 18-6653** **Hindu American Temple & Cultural Center** - Memorialization of Resolution granting a Use Variance approval to Amend Food Service Building with a new driveway access for same to be added, with a portion of the building to be elevated to 25 feet to accommodate storage of Chariot, and overhead doors to be modified to a double man door; An eagle statue with a 13 foot high canopy to provide shelter for people viewing statue; Two canopies installed at entrance to temple; Paving existing overflow parking with drainage which will be connected to existing storm water basin, located at 1 Wooleytown Road, Block 147 Lot(s) 17.01 (f/k/a 13,17, &28.01), in the LC zone