

**REGULAR MEETING
OF THE TOWNSHIP OF MARLBORO
ZONING BOARD OF ADJUSTMENT
Remotely Held Public Meeting
June 9, 2020
7:30 P.M.**

1. FLAG SALUTE
2. SUNSHINE LAW
3. ROLL CALL
4. PUBLIC COMMENT
5. APPROVAL/CORRECTION OF MINUTES:
A. May 26, 2020
6. ORDER OF BUSINESS

ZB: 19-6698 **Bubble Works Auto Spa** - Public Hearing seeking an Amended Site Plan approval and Use Variance relief to permit the installation of self-service vacuum stations, located at 33 Route 9 South, Block 175, Lot 4,5 & 6, within the C4 Zone.

ZB: 18-6670 **Tennent Wash & Lube, LLC** - Public Hearing seeking a Preliminary and Final Site Plan and Bulk Variance relief to construct a one story conjoined 4,335 s.f. commercial car wash tunnel and a four vehicle bay lube center, located at Tennent Road, Block 122, Lot 33, within the C2 Zone.

ZB: 19-6696 **Arthur Avetisyan** - Continued Public Hearing for a Bulk Variance relief to install an in-ground swimming pool with an associated patio and fencing and to construct a one story pool cabana (792 s.f 22 feet X 36 feet) with an attached covered porch/patio area (362 s.f.: 16 feet X 22 feet) along the east side of the property, located at 430 Union Hill Road, Block 287, Lot 36, within the C-3 Zone.

ZB: 20-6709 **Jason & Jessica Miller**- Public Hearing for a Bulk Variance relief to install an in-ground swimming pool and paver patio surround within the rear yard area. In addition the existing shed is proposed to be relocated further from the rear

property line, located at 1 Saratoga Court Block 159, Lot 10.03, within the R-60/30 Cluster Overlay (Residential).

7. RESOLUTIONS:

ZB: 20-6703 **Vincent Graffia** - Memorialization for a Bulk Variance Relief to construct a 24' x 38' addition to an existing home, an 18" x 36" raised deck and a 20" x 30" in-ground pool with a 5 foot paver walkway/patio around pool. Located at 467 Texas Road Block 147, Lot 3, in the LC Zone.

ZB: 20-6705 **Brian Baum** - Memorialization for a Bulk Variance Relief to construct a 14' X 20' deck and a 10' x 12' shed within 100' from top of bank of stream on an undersized lot located at 45 Harbor Road, Block 170, Lot21, in the LC Zone.

ZB: 20-6706 **Phillip & Mia Whitman** - Memorialization for a Bulk Variance Relief to construct a 1,055 square foot in-ground pool with a 1097 square foot patio, located at 15 Saratoga Court, Lot 159 Block, 10.16, in the R-80 Cluster (60/30) Zone

8. ADJOURNMENT

The meeting can be accessed by calling in to the "Webex" phone number and meeting ID indicated below. Then, follow the prompts to join the meeting, pressing # when indicated.

DIAL-IN PHONE NUMBER FOR ATTENDEES:1-408-418-9388 MEETING ID: 129 859 3047

MEETING LINK FOR ATTENDEES:

<https://marlborocouncil.webex.com/marlborocouncil/onstage/g.php?MTID=ed2b051885f03af306c447fa6caa4b25e>

*ANYONE WHO WISHES TO SPEAK DURING "CITIZEN'S VOICE" OR COMMENT ON A LISTED APPLICATION SHOULD FOLLOW THE INSTRUCTIONS POSTED ON THE WEBSITE AT <https://www.marlboro-nj.gov/planning-board-agendas-and-minutes>