



Township of Egg Harbor

3515 Bargaintown Road, Egg Harbor Township, NJ 08234-8321

AGENDA ZONING BOARD OF ADJUSTMENT REGULAR MEETING

Monday, May 6, 2019, 7:00 p.m., prevailing time

Final Edition: 04/30/2019

2019 (Regular Meeting Dates):

6/3, 7/1, 8/5, 9/2 (*cancelled)

10/7 11/4 12/2

* cancelled in observance of the Labor Day

Solicitor: Timothy P. Maguire, Esquire

Engineer: Matthew W. Doran, P.E.

Planner: Edward Walberg, P.P.

A REGULAR MEETING OF THE ZONING BOARD OF ADJUSTMENT OF EGG HARBOR TOWNSHIP TO BE HELD ON THE ABOVE DATE AND TIME, TOWN HALL, EGG HARBOR TOWNSHIP, NEW JERSEY.

NEW BUSINESS WILL NOT BE DISCUSSED AFTER 10:30 p.m., MEETING SHALL ADJOURN AT 11:00 p.m. THE CHAIRMAN RESERVES THE RIGHT TO REVISE THE ORDER OF THE AGENDA AS NEEDED.

Call to Order/Flag Salute/Public Notice/Roll Call:

Beth Epstein, Class IV

Norma Lombardi, Class IV, Vice-Chairperson

Vermell Macon, Class IV

Andrew Madsen, Class IV

Chrissy Martin, Class IV

Riaz Rajput, Class IV, 2nd Vice-Chairperson

Justin Riggs, Alt. #I

Kristopher Stiteler, Alt. #II

Jorge Restrepo, Alt. #III

Paul Savini, Class IV, Chairperson

ADMINISTRATIVE MATTERS:

MOTION / TO ADJOURN TO EXECUTIVE SESSION to discuss administrative/personnel matters Pertaining to the Board, falling within the exception of the Sunshine Law. **Vote:** Epstein, Lombardi, Macon, Madsen, Martin, Rajput, Riggs, Stiteler, Restrepo, Savini

MOTION / RECONVENE THE PUBLIC MEETING. **Vote:** Epstein, Lombardi, Macon, Madsen, Martin, Rajput, Riggs, Stiteler, Restrepo, Savini

PUBLIC HEARING(S):

1. V 03-19

Margaret P. Houde Estate

Zone: CRW, 24.32 acre site, well/septic

Applicant/Owner seeking (d) variance relief

to allow off site dredge materials to be stored on site within a 2.72 acre area fronting Mays Landing Somers Point Road in conjunction with the existing ten (10) slip marina (Perch Cove Marina). CAFRA

Use Variance ("d" Variance)

8101/14.01 & 14.02

1165 & 1169 Mays Landing-Somers Point Rd.

Waiver of Time-Not Indicated

General Checklist Waiver(s):

1. Item #8: Variance Request Report

2. Item #10: Traffic Impact Report

3. Item #11: Letter of Interpretation from N.J.D.E.P. stating there are no freshwater wetlands or Freshwater wetland transition area within the subject property.

Checklist Waiver-“d” Variance Relief:

- 1. Item #6: Metes and Bounds Description of parcel based upon current survey
- 2. Item #7: Property lines in degrees, minutes, seconds
- 3. Item #11: Graphic Scale on the Use Variance Plan
- 4. Item #12: North Arrow on the Use Variance Plan
- 5. Item #19: Photo of site taken from the opposite side of the street
- 6. Item #42 g-k: Natural Resource Inventory Information
- 7. Item #45: Drainage Calculations showing proposed drainage facilities

Variance Relief:

- 1. §225-27: Use Variance (“d”) to allow for the commercial storage of dredge material
- 2. §225-7: Side Yard Setback (Accessory Building): 25 ‘ft. req. 9 ft. (existing)
- 4. §225-56(22): Parking (Marina): six spaces required, zero proposed (existing)

Motion / to open public portion
 Motion / to open public portion

Motion / to grant requested General Checklist Waiver(s): Vote: Epstein, Lombardi, Macon, Madsen, Martin, Rajput, Riggs, Stiteler, Restrepo, Savini

Motion / to grant requested Checklist Waiver(s)-“d” Variance Relief: Vote: Epstein, Lombardi, Macon, Madsen, Martin, Rajput, Riggs, Stiteler, Restrepo, Savini

Motion / to grant side yard setback (Accessory Structure): 25’ ft. required, 9’ ft. existing. Vote: Epstein, Lombardi, Macon, Madsen, Martin, Rajput, Riggs, Stiteler, Restrepo, Savini

Motion / to grant Marina Parking: six spaces required, zero proposed (existing). Vote: Epstein, Lombardi, Macon, Madsen, Martin, Rajput, Riggs, Stiteler, Restrepo, Savini

Motion / to grant “d” variance relief to allow the commercial storage of dredge material: Vote: Epstein, Lombardi, Macon, Madsen, Martin, Rajput, Riggs, Stiteler, Restrepo, Savini

MEMORIALIZATION OF RESOLUTION(S):

- 1. V 01-19 Use Variance (“d” Variance)
 Holiday Shore Properties, LLC 1129/29
 2600 Tilton Road

Motion / to memorialize resolution granting requested General Checklist Waiver(s), (d) Checklist Waiver(s) and “d” (use) variance relief to allow for uses not permitted within the district or multiple uses proposed on the same lot within the Pinelands Jurisdiction of the Township. Vote: Epstein, Lombardi, Macon, Madsen, Martin, Rajput, Riggs, Savini

- 2. V 02-19 Use Variance (“d” Variance)
 Louis C. Rosso 1901/3 & 4
 6509 Black Horse Pike

Motion / to grant requested General Checklist Waiver(s), Checklist Waiver(s)-“d” Variance Relief, to grant Lot Width: 200’ ft. required; 155’ ft. proposed (existing), grant conditional Use Variance to allow for used motor vehicle sales without constructing a new 10,000 sq. ft. building and to grant “d” variance relief to allow for multiple principal uses proposed on same lot within the Pinelands jurisdiction. Vote: Epstein, Lombardi, Macon, Madsen, Martin, Rajput, Riggs, Savini

SUMMARY MATTERS(S):

Discussion of matters pertaining to the Board.

- A. General public discussion: Motion / to open general public discussion
 Motion / to close general public discussion

The next meeting of the Egg Harbor Township Zoning Board of Adjustments is scheduled for **Monday, June 3, 2019 7:00 p.m.**, prevailing time.

MOTION / TO ADJORN AT P.M.: Vote: Epstein, Lombardi, Macon, Madsen, Martin, Rajput, Riggs, Stiteler, Restrepo, Savini

Theresa Wilbert, Secretary

