

**REVISED  
AGENDA  
FEBRUARY 27, 2018  
7:30 p.m.**

PLEDGE OF ALLEGIANCE

NEW BUSINESS:

Board of Adjustment:

Jason Williams, 999 Chimney Ridge Drive, Block 7.14, Lot 1 – Applicant is proposing to install solar panels onto the roof of a single-family dwelling. Existing variances include driveway in the side yard where three feet exists and a shed in the rear yard where one foot exists. New variance includes the solar panels which are considered an accessory structure and use.

Vito and Patricia Gagliardi, 1026 Ledgewood Road, Block 7.14, Lot 5 – Applicants are proposing to construct an in-ground pool and patio in the rear of a single-family dwelling. Existing variances include foundation area over 15 percent where 15.4 percent exists, and driveway in the side yard where two feet exists. New variance includes lot coverage over 30 percent where 41.8 percent is proposed.

Fontaine Gatti, 1365 Wood Valley Road, Block 15.12, Lot 28 – Applicant proposes to construct a sunroom in the side yard setback of a single-family dwelling. Existing variances include front yard under 30 feet where 29.1 feet exists, lot area under 15,000 square feet where 10,675+/- square feet exists, lot width under 100 feet where 80+/- feet exists, and lot area within 150 feet. New variances include foundation area over 15 percent where 18.8 percent is proposed, and lot coverage over 30 percent where 31.2 percent is proposed.

POSTPONED: Maxwell Court LLC, 876 Mountain Avenue, Block 21, Lot 25 – Applicant proposes a walkway and wall at 876 Mountain Avenue and an addition and apartments at 872 Mountain Avenue. Improvements in the B Zone with multi-family use. New variance includes a use variance for expansion of a non-conforming use, two principal buildings, and a proposed retaining wall within six inches of a property line.

POSTPONED: Maxwell Court LLC, 614 Sherwood Parkway, Block 21, Lot 26 – Applicant proposes a walkway and wall at 876 Mountain Avenue, and an addition and apartments at 614 Sherwood Parkway. New variances include a use variance for expansion of a non-conforming use, and a proposed retaining wall within six inches of a property line.

## MEMORIALIZATIONS:

James and Megan Miller, 266 Bridle Path, Block 15.03, Lot 8 – Applicants propose to construct an addition. Existing variances include side yard under 10 feet or 10 percent width where 7.94 feet exists, lot area under 15,000 square feet where 12,533 square feet exists, lot width under 100 feet where 75 feet exists, lot area within 150 feet, front yard coverage where 33 percent exists, and playground in the rear yard where 5.5 feet exists. New variances include foundation area over 15 percent where 19 percent is proposed, lot coverage over 30 percent where 35.8 percent is proposed, and floor area ratio over 22.5 percent where 31.8 percent is proposed.

Stapleton/Ropelski, 1264 Virginia Avenue, Block 16.10, Lot 6 – Applicants propose to expand their driveway into the side yard setback. Existing variances include side yard under 10 feet or 10 percent width where 9.5 feet exists, lot area under 15,000 square feet where 14,999 square feet exists, foundation area over 15 percent where 16.18 percent exists, floor area ratio over 22.5 percent, lot area within 150 feet and air conditioning unit in the side yard was previously granted. New variances over 30 percent where 34.4 percent is proposed, and driveway in the side yard where 1 foot is proposed.

State House Tavern 3, 1099 Route 22, Block 23.3, Lot 12 – Continuation of preliminary and final site plan and development for expansion of their restaurant, including outdoor seating and bar areas.

Our next meeting will be held on March 27, 2018 at 7:30 p.m.

