

MARLBORO TOWNSHIP ZONING BOARD

December 18, 2018

THE MEETING OF THE MARLBORO TOWNSHIP ZONING BOARD WAS CALLED TO ORDER BY THE ZONING BOARD CHAIRMAN MICHAEL SHAPIRO AT THE MARLBORO TOWNSHIP TOWN HALL, 1979 TOWNSHIP DRIVE, MARLBORO AT 7:30 P.M.

SALUTE TO THE FLAG

CHAIRMAN MICHAEL SHAPIRO READ THE MEETING NOTICE, ADEQUATE NOTICE PURSUANT TO THE OPEN PUBLIC MEETING ACT OF 1977 HAS BEEN GIVEN OF THIS MEETING BY PUBLICATION IN THE ASBURY PARK PRESS, AND BY POSTING IN THE MUNICIPAL BUILDING IN THE TOWNSHIP OF MARLBORO, FILED IN THE TOWNSHIP CLERK'S OFFICE AND PLACED ON THE TOWNSHIP WEBSITE AND CHANNEL 77.

PRESENT: DiGRANDE, POWERS, ADLER, ZWERIN and CHAIRMAN SHAPIRO

ABSENT: : SOLON, VIRDI, WEILHEIMER AND YOZZO

PROFESSIONALS PRESENT: LAURA NEUMANN, P.E., RONALD CUCCHIARO, ESQ., JUSTIN DIBASE, P.E.

PUBLIC SESSION - There was no one who wished to speak.

Z.B. 18-6646 GHM Properties, LLC - Public Hearing for a Bifurcated Use variance for FAR and building height and not meeting the conditions of the conditional use, located at 55 Willow Lane, Block 269, Lot(s) 14 & 15 in the C-3 zone.

The Application was carried to the January 8, 2019 meeting without further public notice to property owners.

Z.B. 16-6584 Tuhap Holdings, LLC. - Continued Public Hearing for a Use variance to use existing single family home in front of site as two family home and to use a trailer as office and the rear building for storage of vehicles and equipment for an Industrial Steam Cleaning Company, located at 168 Tennent Road, Block 147, Lot 35 in the C-2 zone

The Application was carried to the January 8, 2019 meeting without further public notice to property owners.

Z.B. 16-6583 Marlboro Muslim Cemetery, Inc. - Continued Public Hearing for Use Variance and Amended Site Plan approval requesting to construct a 20' x 30' equipment shed and to utilize a separate section for smaller graves for babies where sixty-five already exist and where another one hundred and thirty-five plots are proposed, located at 340 Spring Valley Road, Block 146 Lot 48, in the LC zone

The Application was carried to the January 8, 2019 meeting without further public notice to property owners.

Z.B. 18-6652 Miller Landscaping, Co.- Public Hearing for Use Variance to permit five (5) tenants to use the property for the same landscaping use and storage, accessory to principal use, located at 415 Texas Road, Block 147, Lot 12, in the LC zone.

The Application was carried to the January 8, 2019 meeting without further public notice to property owners.

Z.B. 18-6670 Tennent Road Wash & Lube, LLC - Public Hearing for a Use variance to allow a car wash and lube in the C-2 Neighborhood Commercial zone, located at 6 Tennent Road, Block 122, Lot(s) 33 in the C-2 zone.

The Application was carried to the January 8, 2019 meeting without further public notice to property owners.

Z.B. 18-6671 Robert & Dana Stein - Public Hearing for Bulk Variance to place a fence in second front yard with the fence coming off of the front corner of the house and being setback ten (10') feet from the property line, located at 2 Plowshare Court, Block 374, Lot 33, in the R-30/20 zone.

The Application was carried to the January 8, 2019 meeting without further public notice to property owners.

A motion to adjourn was offered by Chairman Shapiro, seconded by Mr. Zwerin. One vote was cast.

Respectfully submitted,

Susan A. Branagan