

**ZONING BOARD OF ADJUSTMENT**

**AGENDA**

**July 11, 2023**

**7:30 P.M.**

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1. FLAG SALUTE
2. SUNSHINE LAW
3. ROLL CALL
4. PUBLIC COMMENT
5. Amend/Approve Minutes of June 13, 2023
6. Order of Business:

**Z.B. 19-6692 Sunset Park, LLC**-Public Hearing seeking a one year extension of the Preliminary and Final Major Site Plan approval, located at Texas Road, Block 103, Lot 10 within the R-60 zone.

**Z.B. 23-6810 Gregory & Erin Gillman**-Public Hearing seeking a Bulk Variance to construct a two story addition to the rear of the existing dwelling, to include a detached 3 car garage and covered porch, located at 11 Park Lane, Block 299 Lot 143 within the R-80 zone.

**Z.B. 23-6803 Christopher Pizzirusso**-Public Hearing seeking a Bulk Variance to approve increased impervious coverage and accessory structure coverage associated with in-ground pool, cabana and patio located at 165 Dutch Lane Road Block 360.01 Lot 3 within the R-80 zone.

**Z.B 22-6785 Gordon's Corner Water**- Continued Public Hearing seeking Use Variance approval to construct a new 2 million gallon, 120 foot tall standpipe water storage tank with additional improvements to the site located at 9 Mohawk Drive, Block 362, Lot 4 within the R-80 Zone.

**Z.B. 22-6793 Mallboro Dream Development**-Public Hearing seeking Bi-Furcated Use Variance approval to remove all existing structures and construct a 44 unit townhouse development. The project will have 36 market rate units and 8 affordable units with 116 parking site through stalls, driveways and garages, located 356 Texas Road Block 111, Lot 2 within the R-60 Zone.

**Z.B. 22-6786 142 Amboy Road**- Continued Public Hearing seeking a Bi-Furcated Use Variance approval to construct a self-storage/flex warehouse facility located at 142 Amboy Road, Block 172, and Lot 33 within the LC Zone.

7. Resolution:

**Z.B. 19-6697 Northeastern-** Memorialization granting a one year extension of the Preliminary and Final Site Plan approval granted December 8, 2020 to construct a car wash building located at Route 79 and School Road West, Block 351, Lot 2 & 3 within the C-2 zone.

**Z.B. 23-6807 Travis Lamberson-**Memorialization granting a Bulk Variance to expand the existing deck and to construct a roof above the deck, located at 64 Brown Road, Block 170, Lot 49 within the LC zone.

**Z.B. 23-6808 Litman-**Memorialization granting a Bulk Variance approval to construct a one story addition including a front porch cover, and an enlarged rear deck located at 3 Nelson Street Block, 134 Lot 20 within the R30/20 zone.

**Z.B. 23-6809 Badalov-** Memorialization granting a Bulk Variance to install an in-ground pool with concrete patio located at 15 Bennett Court, block 331 lot 62.07 within the R-20 zone.

Motion to adjourn