

**TOWNSHIP OF BERKELEY  
ZONING BOARD OF ADJUSTMENT  
RE-ORGANIZATION MEETING AGENDA  
January 13, 2016  
6:30 PM PUBLIC HEARING**

- A. SALUTE TO THE FLAG
- B. ROLL CALL, DECLARATION OF QUORUM
- C. SUNSHINE ACT STATEMENT: This meeting was advertised in the Asbury Park Press, posted on the Township's bulletin board as required by the "Open Public Meeting Act".
- D. Please be advised that there is to be **NO SMOKING** in this building in accordance with New Jersey Legislation.
- E. Swear in members.
- F. Board Re-Organization and Appointment of Professional Staff
  - 1. **APPOINTMENT OF BOARD CHAIRMAN**
  - 2. **APPOINTMENT OF BOARD VICE CHAIRMAN**
  - 3. **APPOINTMENT OF BOARD SECRETARY**
  - 4. **APPOINTMENT OF PLANNING BOARD SECRETARY**
  - 5. **APPOINTMENT OF BOARD ATTORNEY**
  - 6. **APPOINTMENT OF BOARD CONFLICT ATTORNEY'S**
  - 7. **APPOINTMENT OF BOARD ENGINEER**
  - 8. **APPOINTMENT OF BOARD PLANNER**
  - 9. **APPOINTMENT OF COURT REPORTER**
  - 10. **BOARD NEWSPAPERS**
    - Asbury Park Press
    - Atlantic City Press
    - Berkeley Times
    - Berkeley Patch
  - 11. **BOARD MEETING TIME AND DATES**

Motion to hold the meeting of the Berkeley Township Board of Adjustment on the 2<sup>nd</sup> Wednesday of each month with Special Meetings on 4<sup>th</sup> Wednesday. The hour for Regular Meetings will be 6:30 PM (6:00 PM for Executive Caucus, if required).

**TOWNSHIP OF BERKELEY  
ZONING BOARD OF ADJUSTMENT  
RE-ORGANIZATION MEETING AGENDA  
January 13, 2016  
6:30 PM PUBLIC HEARING**

G. AGENDA

1. Jerman, Jeffrey BOA 14-5642

---

**Application: Single Family Dwelling with Lot Area and Bulk Variances**  
**Block: 257.01 Lots: 22 & 23**  
**Location: Columbus Circle SE**  
**Zone: R-150**

**Denial Reads: "Applicant proposes to construct a SFD on a 6635 sf lot with 50' lot frontage (15000sf/100' required) and a 20' combined side yard setback (25' required)."**

Mr. Jerman requested that this matter be carried to January 13, 2015 Zoning Board meeting for further scheduling.

2. Lesniak, Mary BOA 15-5675

---

**Application: Approval for Existing Single Family Dwelling with Setback Variance**  
**Block: 4.246 Lot: 66**  
**Location: 6 Alpina Terrace**  
**Zone: R-400 PRRC**

**Denial Reads: "Applicant requesting approval for a pre-existing non-conforming SFD that has a 17' rear yard setback where 20' is required."**

3. Montalvo, Jessica BOA #15-5679

---

**Application: Create an Undersized Building Lot and a Corner Lot Fronting On One Unimproved Road**  
**Block: 520 Lots: 1, 2, 5, 7, 9, 11, 13, 15 & 17**  
**Location: McKinley Avenue**  
**Zone: R-125**

**Denial Reads: "Applicant proposes to create a 10,000 SF building lot (12,500 SF required). Applicant also proposes to create a corner building lot with one road to be improved and one road to remain unimproved."**

4. Bayville Storage – Robert McCabe BOA 15-5695

---

**Application: Use Variance and Preliminary & Final Major Site Plan**  
**Block: 973 Lots: 7.01 & 9**  
**Location: 820 Route 9**  
**Zone: HB Zone within the CN-B Overlay Zone**

**Denial Reads: "Applicant proposes to expand the lot size of a self-storage facility to an abutting lot where self-storage facilities are not a permitted use and to construct two 2-story storage buildings. Applicant is also requesting a variance for impervious coverage of 54.52% where 30% is maximum allowed."**

**TOWNSHIP OF BERKELEY  
ZONING BOARD OF ADJUSTMENT  
RE-ORGANIZATION MEETING AGENDA  
January 13, 2016  
6:30 PM PUBLIC HEARING**

5. **Jerman, Jeffrey** **BOA #15-5698**

---

**Application: Single Family Dwelling with Lot Area and Bulk Variances**

**Block: 564    Lot: 11**

**Location: Nolan Avenue and Bergen Place**

**Zone: R-150**

**Denial Reads: "Applicant proposes to construct a SFD on an undersized 12,000 sf lot with 60' lot frontage where 15,000 sf and 100', respectively, are required, and a front setback of 26' where 35' is required."**

H. Year End Report – 2015 Zoning Board Cases

I. VOUCHERS

Remington, Vernick & Vena

T & M Associates

Linda Sullivan Hill

Alexander Pavliv, Esquire

J. RESOLUTIONS

Wayne & Mary Alice Reed – BOA #14-5612

L. ADJOURNMENT