TOWNSHIP OF BERKELEY
ZONING BOARD OF ADJUSTMENT
REGULAR MEETING AGENDA
AUGUST 12, 2015
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. AGENDA

1. **Cammaroto, Frank & Robyn**  
   Application: Replace a Storm Damage Non-Conforming 1 ½ Story Single Family Dwelling with a Non-Conforming 2 Story Single Family Dwelling.  
   Block: 1552  
   Lot: 42  
   Location: 281 Evergreen Drive  
   Zone: R-64  
   Denial Reads: “Applicant proposes to replace a non-conforming 1.5 story SFD with a 2 story non-conforming SFD.”

2. **Sauer, Eric & Karen**  
   Application: Elevated Deck with Setback Variances  
   Block: 1544  
   Lot: 52  
   Location: 240 Longview Drive  
   Zone: R-64  
   Denial Reads: “Applicant proposes to construct an elevated deck in rear and side yards that will leave a rear yard setback of 11.9’ (20’ required) and a side yard setback of 5.9’ (7’ required) and increases the existing non-conforming combined side yard setback from 15.7’ to 10.7’ (18’ required).”

3. **Gallo, Brian**  
   Application: Use Variance and Preliminary & Final Major Site Plan  
   Block: 882  
   Lot: 2.05  
   Location: 155 Route 9  
   Zone: HB  
   Denial Reads: “Applicant proposes to establish a contractor storage yard for dumpsters and outdoor sales of mulch, topsoil, concrete & stone. There is no principal structure on site at present and no plans to construct a principal building.”
4. **The Cove of Toms River LLC**  

**Application:** Preliminary & Final Major Subdivision with Bulk Variances  
**Block:** 1032  **Lots:** 29, 30, 31, 33, 34 & 34.01  
**Block:** 1033  **Lots:** 37.01, 39, 41 & 43  
**Block:** 1035  **Lots:** 53 & 56  
**Block:** 1036  **Lot:** 55  
**Location:** Doyle Drive, Williams Street, Cedar Street, Bayview Place and Riviera Terrace  
**Zone:** R-100  

**Action:** The Board granted a D-5 Density Variance plus additional variances on December 14, 2011 to permit construction of 15 single family dwellings on undersized lots. The applicant is now applying for preliminary and final Major Subdivision approval.

**F. VOUCHERS**  
Alexander Pavliv, Esquire  
Linda Sullivan Hill  
T & M Associates  
Remington, Vernick & Vena

**G. RESOLUTIONS**  
Jay & Donnalee Snyder - BOA #15-5668  
Raymond P. & Maryann Cembor - BOA #15-5661

**H. ADJOURNMENT**