TOWNSHIP OF BERKELEY
ZONING BOARD OF ADJUSTMENT
REGULAR MEETING AGENDA
DECEMBER 9, 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. 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.”

   Attorney Wiedeke requested that this matter be carried to January 13, 2015 Zoning Board and will re-notice for the meeting.

   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.”

   Attorney Peterson requested that the above matter be carried to the January 13, 2015 Zoning Board meeting.
4. **Reed, Wayne & Mary Alice**  
   **BOA 15-5681**
   
   **Application:** Construct a First Floor Open Deck with Setback Variance  
   **Block:** 1545  
   **Lot:** 10  
   **Location:** 249 Butler Boulevard  
   **Zone:** R-64  
   
   **Denial Reads:** “Applicant proposes to construct a 21’ x 12’ rear yard unroofed deck that will leave a 15.6’ setback where 20’ is required.”

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

G. **RESOLUTIONS**  
   William Beckenstein – BOA #14-5645

H. **ADJOURNMENT**