

The Board decided to table the vote on the budget until the September meeting.

OLD BUSINESS

Application BOA #05-23

McFiddish, LLC

14 Sand Spring Land, B19/L2

Applicant is requesting variance relief for lot coverage, building coverage, and side setbacks as per N.J.S.A.40:55D-70(c).

Presenting:

Peter Dorne, Owner

- Mr. Dorne presented revised plans that adjusted the height of the roof line to 28 feet.
- Mr. Dorne also reduced the size of the windows.
- The Board requested removal of the driveway that leads to the barn.
- There was a discussion about the use of the lower level of the structure.

Ms. Sovolos made a motion to approve the application with the following conditions:

1. The accessory structure is deed-restricted from being used as an accessory dwelling.
2. The lower part of the barn cannot be used as an automotive garage.
3. The applicant will remove the driveway that extends to the barn.
4. There will be no shower in the structure.

The motion was seconded by Mr. Newlin. A roll call went as follows:

For: Rosenbaum, Newlin and Sovolos

Against: Symonds and Addonizio

NEW BUSINESS

Application BOA #08-23

Johnathan Steingraber

146 Village Road, B14/L4.07

Applicant is requesting variance relief for lot coverage, as per N.J.S.A.40:55D-70(c).

Presenting:

Nicole Magdziak

Jeff Egarian, Engineer

Johnathan Steingraber, Owner

Ms. Sovolos recused herself from the application.

Mr. Egarian and Mr. Steingraber were sworn in for testimony.

Attorney Michael Mullin was present on behalf of a neighbor.

- Ms. Magdziak presented a proposed plan for a pool and patio at the rear of the home.
- Ms. Magdziak noted that the existing lot coverage is 13.8% with all development pre-existing the change in to the 10% lot coverage ordinance. She noted that the applicant is seeking lot coverage of 14.7%.

- Ms. Magdziak highlighted the fact that due to the slope of the property the existing driveway accounts for 7.5% of the lot coverage.
- Mr. Egarian noted that the difference of the slope from the street line to the garage is 33 feet.
- Mr. Egarian noted the applicant is proposing to additional drywells to manage stormwater run-off.

A site inspection was scheduled for September 9, 2023 at 9:00 a.m.

The application was carried to the September site inspection and further carried to the September 21, 2023 meeting with no further notice.

The meeting adjourned at 8:47.

Lori Taglairino

Respectfully submitted by Lori Taglairino, Board of Adjustment Secretary