

BOROUGH OF SOUTH RIVER

Location: Council Chambers, 61 Main Street, South River, NJ

AGENDA
ZONING BOARD
MEETING NO. 4
DATE: 3/29/2016

REGULAR (X)
SPECIAL ()

Time: 7:30 P.M.

ROLL CALL: Mr. Bodak () Mr. Giannakopoulos () Attorney ()
 Mr. Clancy () Mr. O'Grady () Engineer ()
 Mr. Clifton () Mr. Sapata () Planner ()
 Mr. DeMonico () Mr. Scala ()
 Ms. Farren ()

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		Bodak		Demonic		OGrady			
		Clancy		Farren		Sapata			
		Clifton		Giannakopolis		Scala			
	B	C	C	D	F	G	O	S	S

Announcement – Open Public Meetings Act

PLEDGE OF ALLEGIANCE

MINUTES

1. Minutes of March 8, 2016

COMPLETENESS

ZB2015-22 Bulk Variance/Use Variance

Evarista Pasencia 41 George St. Block 96 Lot 2
 Requesting to convert single family home to two family residence.
 Eng. Planner Complete Y N Hearing Date _____

ZB2015-36 4 Bulk Variance & Site Plan Waiver

28-30 Florence Reality LLC Block 34, Lot 8
 Requesting Site Plan Waiver and Bulk Variances for impervious coverage,
 side yard and rear yard property lines for driveway
 Eng. Planner Complete Y N Hearing Date _____

ZB2016-01 Bulk Variances (5), Use Variance (1)

Absolute Properties Mgt. LLC. Block 271, Lots 1 & 2
 Division, Anderson, Charles & Whitehead
 Requesting Use Variance for multifamily 33 unit apartment complex in
 R-75 Zone, Bulk Variances for front yard setback, maximum yard
 coverage, maximum building height in stories, maximum building height
 in feet and maximum gross density
 Eng. Planner Complete Y N Hearing Date _____

ZB2016-05 Bulk Variance (2)

Salazar, George 15 Leland Avenue Block 100, Lot 6
 Extending Driveway; within 5' and parking in sideyard; over lot
 Coverage, impervious coverage 53.2%
 Eng. Planner Complete Y N Hearing Date _____

ZB2016-05 Bulk Variance (1)

Elito, Gilberto, 54 Levinson Avenue Block 301, Lot 2.2
 Minimum ceiling height in basement
 Eng. Planner Complete Y N Hearing Date _____

3/23/2016 4:38 PM

PUBLIC HEARINGS

ZB2015-03 Use Variance and Site Plan Approval

Wasef, Wageih, 100 Main St Block 162 Lot 20
 Requesting to convert single family home to two family residence
 Noticed Property Owners Yes No

ZB2015-03 Use Variance and Site Plan Approval

Andre, John 656 Old Bridge Tpk. Block 73 Lot 10.1
 Requesting use for parking and storage of used cars for used car company
 And shipping containers
 Noticed Property Owners Yes No

PUBLIC HEARINGS 4/26/16

ZB2015-04 Use Variance and Bulk Variances (2)

Lourenco, Mario & Judite, .42-44 William Street Block 36 Lot 6.01
 Requesting bulk variance for lot width and minimum lot size; Use variance
 for single family dwelling to two family dwelling.

ZB2015-10 Use Variance/Parking Variance

235 Main St. Trust 235 Main St. Blk.125 Lot 12
 Convert 1 family/business to 2 family

ZB2016-01 Bulk Variances (5), Use Variance (1)

Absolute Properties Mgt. LLC. Block 271, Lots 1 & 2
 (pending completeness on 3/29/16)

PUBLIC HEARINGS (6/28/16)

ZB2015-24 Bulk Variances (3) / Use Variance (1)

WSC, LLC 190 William Street Block 48 Lot 1.3
 Conversion of offices to apartments; increase in coverage, 1.7 ft.
 setback for accessory structure; 20 ft. rear yard setback for storage bins

PUBLIC COMMENTS

COMMENTS

ADJOURNMENT

NEXT MEETING DATE IS APRIL 26, 2016