

TOWNSHIP OF MARLBORO

ZONING BOARD OF ADJUSTMENT

1979 TOWNSHIP DRIVE

MARLBORO, NJ 07746-2299

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Laura Neumann, P.E., P.P.

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ZONING BOARD OF ADJUSTMENT

TUESDAY – JUNE 26, 2018

7:30 P.M. TOWN HALL

SALUTE THE FLAG
SUNSHINE ACT

MINUTES

Approve/revise minutes of 4/10/18

PUBLIC SESSION

Z.B. 18-6650

CBG Farms, LLC. - Public Hearing for a Use Variance to change use from commercial business to that of a restaurant/café and keep existing residential use on site, located at 411 Route 79, Block 151, Lot 5 in the C-2 zone.

Z.B. 17-6616

Goddard Estates, LLC - Public Hearing for a Density Use variance to create a five lot sub-division, located at 42 Vanderburg Road, Block 359.01, Lot 26 in the R-20AH-1 zone

Z.B. 18-6642

Richard & Lenore Putch – Public Hearing for a Bulk variance to keep in-ground pool built in violation of rear yard setback and driveway built too close to property line in front by the street, located at 28 Pecan Valley Drive, Block 415, Lot 21.17 in the C-5/FDR zone.

Z.B. 18-6654

David Stattel – Public Hearing for a Bulk variance to keep wood deck which was previously built too close to side property line and concrete pool patio which was built less than five feet from rear property line., located at 3 Talbot Road, Block 228, Lot 9 in the R-30/20 zone.

RESOLUTIONS

Z.B. 18-6643

Matthew & Leslie Fischer - Memorialization of Resolution granting a Bulk variance to keep two existing sheds and a hot tub that were built in violation of side and rear setback requirements, with insufficient distance between structures, and previously built driveway installed closer than five feet from side property line. Exceeds permitted Total lot coverage, where a setback of 20 feet from property line is required, located at 18 Cambridge Court, Block 139, Lot 16 in the R-30/20 zone

Z.B. 17-6620

AALKB 8M, LLC I - Memorialization of Resolution denying a Bulk Variance to build a new two-story single family dwelling on undersized lot on unimproved streets, located at 4 Thomas Lane, Block 104, Lot 8 in the R-30/20 zone.

Z.B. 17-6621

AALKB 8M, LLC II - Memorialization of Resolution granting a Bulk Variance to build a new two-story single family dwelling on undersized lot, located at 8 Wicker Place, Block 108, Lot 20 in the R-30/20 zone.