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# TOWNSHIP OF MARLBORO

MARLBORO TOWNSHIP  
ZONING BOARD

## ZONING BOARD OF ADJUSTMENT

DEC - 7 2020

1979 TOWNSHIP DRIVE

MARLBORO, NJ 07746-2299

PHONE: (732) 536-0200 EXT. 1217 FAX: (732) 536-7784 ZB#

web: www.marlboro-nj.gov e-mail: zoning@marlboro-nj.gov

Attorney  
Ronald D. Cucchiaro, Esq.

Chairperson  
Michael Shapiro

Vice-Chairperson  
Matthew Weilheimer

Secretary  
Alan Zwerin

Alon Solon  
Martin Powers  
Stacey DiGrande  
Kamalpreet Sing Virdi

Frank Yozzo - Alt # 1  
- Alt # 2

Zoning Board Clerk  
Suzanne Rubinstein

Engineer  
CME Engineering  
Laura Neumann, P.E.

Planner  
CME Engineering  
Laura Neumann, P.E.

Traffic Consultant  
Remington Vernick  
Robert Nash, P.E.

Zoning Officer  
Sarah Paris

### APPLICATION FOR HEARING

Application ZB#: 20-6725 (office use only)

Date Received: 12-7-20 (office use only)

(\*4 COPIES OF PLANS \*4 COPIES OF APPLICATION \*MAPS MUST BE FOLDED) - MAPS AND PLANS MUST ALSO BE SUBMITTED ON A DISK.

- Please check the appropriate request(s).  
 Concept Plan     Site Plan     Use Variance     Bulk Variance(s)  
 Minor Subdivision     Major Subdivision     Interpretation     Appeal of Zoning Officer's Decision

2. APPLICANT'S NAME: David and Stacey Hernandez  
If a Corporation, State Name & d/b/a: \_\_\_\_\_

ADDRESS: c/o Rick Brodsky, Esq.

PHONE #: (732) 992-1000 CELL #: \_\_\_\_\_ E-mail rb@ansellgrimm.com

3. State Applicant's relationship to Owner: contract purchaser

4. Represented by (Attorney): Rick Brodsky, Esq.

Address: 1500 Lawrence Avenue, Ocean, New Jersey 07712

Phone #: (732) 992-1000 Fax#: (732) 645-8970

5. Name of Proposed Development: n/a

6. Purpose of this Application: Applicant seeks bulk variances to construct a single family dwelling, inground pool, attached garage and accessory structures.

7. If Commercial or Industrial: State the Sq.Ft. of New Building: \_\_\_\_\_ # of Parking Spaces: n/a

8. Use of any existing building on premises: n/a

9. # of existing lots: 1 # of proposed new lots: 1

10. Use of the proposed building or premises:  Residential     Commercial     Industrial  
 Mixed Residential/Commercial     Other \_\_\_\_\_

11. Location of premises: 4-6 Ardsley Place

12. 171 79  
TAX MAP BLOCK    LOT(S) NUMBER(S)    TAX SHEET PAGE

13. Area of entire tract: 11.52 acres

14. If there has been a previous appeal or application involving these premises, give details:  
n/a

TOWNSHIP OF MARLBORO  
Zoning Board of Adjustment

- VARIANCE APPLICATION -

1. Identification of all sections of zoning ordinances from which relief is sought.

**The applicant requests relief from Chapter 220 Attachment 9, regarding minimum side yard setbacks, where one side yard is 59.25 feet, whereas 75 feet is required. The applicant also requests relief from Chapter 220 Attachment 11, regarding accessory building coverage, the accessory building coverage is 1,371 square feet, whereas 1,089 square feet is permitted.**

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2. Statement of reasons why variance(s) is/are needed.

**To be provided at the hearing.**

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