

**REGULAR MEETING
OF THE TOWNSHIP OF MARLBORO
ZONING BOARD OF ADJUSTMENT
Remotely Held Public Meeting
OCTOBER 26, 2021**

1. FLAG SALUTE
2. SUNSHINE LAW
3. ROLL CALL
4. PUBLIC COMMENT
5. APPROVAL/CORRECTION OF MINUTES:
September 28, 2021
6. ORDER OF BUSINESS:

Z.B.21-6752 Jewish Russian Center-Public Hearing seeking Preliminary and Final Major Site Plan with Use Variance approval to construct a 9,996 s.f. two story addition with basement to the rear of the existing building, located at 176 Route 79 Block 207, Lot 10 within the LC Zone.

Z.B. 19-6686A- Lucas Holdings, LLC- Continued Public Hearing seeking a Use Variance approval to utilize a portion of the property as a truck terminal, located at 173 Amboy Road, Block 178, and Lot 292 within the IOR Zone

Z.B. 21-6751 Jeremie Saada-Public Hearing seeking a Bulk Variance approval to construct a second floor addition to the existing dwelling located at 5 Branch Court, Block 412, Lot 126 within the PAC Zone.

Z.B.21-6757 Rahab Khalil-Public Hearing seeking an Amended Bulk Variance approval for the revised inground pool and rear year patio layout located at 7 Orchard Hills Road Block 157, Lot 27 within the LC Zone.

Z.B. 21-6755 Anthony Chan & Anita Siu-Public Hearing seeking Bulk Variance approval to remove the existing deck to construct an exterior covered patio connected to the rear of the dwelling located at 210 Deerfield Road, Block 180.01 Lot 19 located within the R40/30 Zone.

Z.B. 21-6732 394 Route 79-Public Hearing seeking a Use Variance and Preliminary and Final Major Site Plan approval to construct a 16,260 sf warehouse/office flex building with a 22 vehicle parking area, located at 394 Route 79 Block 153 Lot 7 within the CS Zone.

7. RESOLUTIONS

Z.B. 21-6750, Karolina Ligas-Memorialization granting Bulk Variance approval to renovate existing dwelling including additional floor area on the 2nd floor with a concrete walkway and patio, located at 6 Boundary Road, Block 214, Lot 21 within the LC zone.

Z.B. 21-6749 Basaria & Kadagishvili-Memorialization granting Bulk Variance approval for the demolition of existing dwelling and construction of a proposed 2 story dwelling with basement and associated site improvements located at 8 Dugans Lane, Block 214, Lot 10 within the LC zone.

Z.B. GFY 20-6710A Services, LLC- Memorialization granting a Preliminary and Final Site Plan approval to construct a Commercial Building, with gravel driveway, outdoor storage bin, perimeter fence, landscaping, lighting and three stormwater basins, located at 431 Texas Road Block 147, Lot 9 within the LC zone.

8. ADJOURNMENT

The meeting can be accessed by calling in to the "Webex" phone number and meeting ID indicated below. Then, follow the prompts to join the meeting, pressing # when indicated.

DIAL-IN PHONE NUMBER FOR ATTENDEES:1-408-418-9388 MEETING ID:
2334 711 8734

MEETING LINK FOR ATTENDEES:

<https://marlborocouncil.webex.com/marlborocouncil/onstage/g.php?MTID=e4fe66b252a8dbd4f7cd5e6f8cff6ae71>

ANYONE WHO WISHES TO SPEAK DURING "CITIZEN'S VOICE" OR COMMENT ON A LISTED APPLICATION SHOULD FOLLOW THE INSTRUCTIONS POSTED ON THE WEBSITE AT www.marlboro-nj.gov