

**BOROUGH OF MADISON
ZONING BOARD OF ADJUSTMENT
NOTICE OF DECISIONS**

TAKE NOTICE that at a Regular Meeting of the Zoning Board of Adjustment of the Borough of Madison held on Thursday, August 14, 2014 at 7:30 P.M., in the Hartley Dodge Memorial, 50 Kings Road, Madison, New Jersey, and the following action was taken:

MINUTES FOR APPROVAL –Regular Meeting of July 10, 2014

RESOLUTIONS FOR MEMORIALIZATION –

CASE NO. Z 14-003 - Resolution granting variance application to Daryl Bryant, Block: 901, Lot: 10, 109 Greenwood Avenue was adopted.

CASE NO. Z 14-016 – Resolution granting variance application to Michael & Penelope Sullivan, Block: 4203, Lot: 19, 28 Hillcrest Road was adopted.

CASE NO. Z 14-019 – Resolution granting variance application to Michael & Carrie Guarino, Block: 4502, Lot: 7, 55 Garfield Avenue was adopted.

CASE NO. Z 14-020 – Resolution granting variance application to Peter Ostberg, Block: 904, Lot: 10, 7 Longview Avenue was adopted.

CASE NO. Z 14-021 – Resolution granting variance application to Jane Giordano & Joscelyn Burrer, Block: 4102, Lot: 3, 73 Midwood Terrace was adopted.

CASE NO. Z 14-022 – Resolution granting variance application to Shari Guidos & Constance Ludwin, Block: 604, Lot: 3, 9 Westerly Avenue was adopted.

OLD BUSINESS –

CASE NO. Z 14-006

Jayneil Shah

Block: 1203, Lot: 23

7 Elm Street

Applicant is requesting the demolition of an 2-Family Residence in an R-5 zone and construction of a 2-Family Residence requiring variance of Minimum Front Yard Setback, Minimum Front Yard Setback, Side Yard setback (Left), Side Yard setback (Right), Rear Yard setback, Maximum Building Stories Maximum Principal Building Coverage, Maximum F.A.R., Driveway Setback, Maximum Impervious Lot Coverage and Principal Permitted use of 2-Family in an R-5 Zone. **This application was started on May 8, 2014 and carried to the September 11, 2014 regular meeting pending revised plans. The applicant will re-notice the surrounding property owners within 200 feet of the property.**

CASE NO. Z 13-048

James & Kathryn McGrath

Block: 1402, Lot: 1

54 Park Avenue

Applicants are seeking permission to construct a Fire Escape, Paver Patio and Reduction of Existing Gravel Driveway Area in an R-4 (Two-Family Residential Use) Zone requiring relief from Maximum Impervious Lot Coverage. **This application was started on March 13, 2014 and re-opened. The applicant was asked to resubmit revised plans and address several other issues. The hearing was adjourned to the August 14, 2014 meeting at the applicant's request. The applicant has withdrawn the application.**

CASE NO. Z 14-023

John Ciulla

Block: 3905, Lot: 12

5 Beverly Road

Applicant is seeking permission to construct a 1 & 2 Story Addition with Covered Porch, Drywell in an R-2 (Single-Family Residential) Zone requiring relief from Minimum Side Yard Setback. At the request of the applicants Attorney this application was carried to the next Regular Meeting to be held on August 14, 2014. **This application was started but not concluded, it was carried to the September 11, 2014 meeting for further proceedings on anticipated revised plans to be filed at least ten days prior to the meeting.**

NEW BUSINESS –

CASE NO. Z 14-024

Louis & Alexandra Settembrino

Block: 913, Lot: 9

77 Valley Road

Applicants are seeking to construct a Detached 2-Car Garage, Concrete Patio and Generator in an R-3 (Single-Family Residential) Zone requiring relief from Maximum Impervious Lot Coverage and Maximum Height of Accessory Structure. **This application was started but not concluded, it was carried to the September 11, 2014 meeting for further proceedings on anticipated revised plans to be filed at least ten days prior to the meeting.**

CASE NO. Z 14-025

Mark & Heather Bochner

Block: 910, Lot: 6

6 Hamilton Street

Applicants are seeking to construct a 2nd Story Addition in an R-3 (Single-Family Residential) Zone requiring relief from Minimum Front Yard Setback, Minimum Rear Yard Setback, Maximum Principal Building Coverage and Maximum Impervious Lot Coverage. **This application was started but not concluded, it was carried to the September 11, 2014 meeting for further proceedings on anticipated revised plans to be filed at least ten days prior to the meeting.**

CASE NO. Z 14-026

Peter Meshki

Block: 1703, Lot: 13

44 Greenwood Avenue

Applicant is seeking to construct a 3 Story Rear Addition, Vertical Expansion of Existing Portion of Principle Dwelling from 2 ½ Stories to 3 Stories, Detached 2 Car Garage, Expansion of Existing Driveway and a Drywell in an R4 (Single or Two Family Residential) Zone requiring relief from Maximum Building Height/Stories, Maximum Impervious Lot Coverage and Minimum Driveway Setback. **This application was not reached and carried to the September 11, 2014 meeting for initial hearing.**

CASE NO. Z 14-027

Maria M. Rodriguez De Bledt

Block: 502, Lot: 18

8 Avon Drive

Applicant is seeking to construct a Block Patio in an R-3 (Single-Family Residential) Zone requiring relief from Maximum Impervious Lot Coverage. **This application was approved. Action will be memorialized on September 11, 2014.**

CASE NO. Z 14-028

David Green & Anita Sung

Block: 2204, Lot: 8

5 Spring Garden Drive

Applicants are seeking to construct a 2 Story Addition, Modifications of Existing Driveway and a Drywell in an R-3 (Single-Family Residential) Zone requiring relief from Minimum Front yard Setback, Minimum Side Yard Setback (Right), Minimum Rear Yard Setback, Maximum Principal Building Coverage and Maximum Impervious Lot Coverage. **This application was not reached and carried to the September 11, 2014 meeting for initial hearing.**

OTHER BUSINESS –

All resolutions of the Zoning Board of Adjustment are on file and available for public inspection in the Office of the Administrative Official, Land Use Services, during regular business hours, 9:00 A.M. to 4:00 P.M., Monday through Friday, in the upper floor Room #206, at Hartley Dodge Memorial, 50 Kings Road, Madison, New Jersey.

Joseph Santoro
Chairman

Frances Boardman
Board Secretary

08/15/2014

cc: Zoning Board of Adjustment
Zoning Board Attorney
Department Heads
Attorneys or Applicants

Mayor and Borough Council
Planning Board and Board Attorney
Borough Administrator