

AGENDA – MARCH 28, 2022

MEETING TIME: 7:00 PM

Main Meeting Room

1. OPENING STATEMENT

2. ROLL CALL

MR. EMIL WREDE Seat I	MR. WILLIAM HIBELL Seat VI
MS. CHANTAL BOUW Seat II	MR. MARTIN TRUSCOTT Seat VII
MR. JAMES HINCKLEY Seat III	VACANT Alternate I & III
MRS. CATHERINE ROGERS Seat IV	MS. ROBERTA SHERIDAN Alternate II
MR. ANDREW BANE Seat V	VACANT Alternate IV

3. SALUTE TO THE FLAG

4. PUBLIC COMMENT

For General Questions unrelated to any Board Applications

5. RESOLUTIONS

- #2021-015, Kenneth & Lauren Aravich, Block 962, Lot 14, 385 Highway 35, Resolution Denying Use Variance and Minor Site Plan Approval
- #2021-108, Edward Trujillo, Block 561, Lot 2, 9 Raphael Place, Resolution Granting Bulk Variance Approval

Resolutions are available upon request once adopted by the Board. Please contact the [BOARD SECRETARY](#).

6. APPROVAL OF MINUTES

To Be Posted on Township Website Upon Approval

7. ADMINISTRATIVE MATTERS

- Payment of Vouchers

8. OLD BUSINESS

8.I. #2021-016, Adam & Marisha Sirios, Block 770, Lot 4, 24 Witches Lane, Application For Planning & Bulk Variances

The applicant is proposing to build an addition to an existing single-family dwelling in the Monmouth Hills section.

Documents:

[SIRIOS - PLANNING TECH MEMO 12.03.2021.PDF](#)
[SIRIOS - PLANNING TECH MEMO ADDENDUM 122021.PDF](#)
[FULL PLAN.PDF](#)
[OUTSIDE AGENCY APPROVALS.PDF](#)

8.II. #2021-013, Almost Home Market, Inc., Block 1049, Lot 1, 276 Sunnyside Road, Application For Pre-Existing Non-Conforming Use

The applicant seeks certification of a pre-existing non-conforming use of a 2-story building for a deli on the first floor and apartment on the second floor.

Documents:

[PLANNING REVIEW 02.11.2022.PDF](#)
[PROJECT NARRATIVE.PDF](#)
[PROPERTY SURVEY.PDF](#)
[SUNNYSIDE DELI - PLAN.PDF](#)

9. NEW BUSINESS

9.I. #2021-019, Michael Heal, Block 782, Lot 6, 11 Grand Tour, Application For Planning, Bulk & D Variances

The applicant is proposing to build an addition to an existing single-family dwelling in the Monmouth Hills section of the Township.

Documents:

[HEAL - PLANS.PDF](#)
[ZONING DENIAL - FEE REQUEST LETTER.PDF](#)
[HEAL - COMPLETENESS SUBMISSION -WO CONTACT INFO.PDF](#)

10. EXECUTIVE SESSION

If Necessary

11. ADJOURNMENT