

**JACKSON TOWNSHIP BOARD OF ADJUSTMENT
NOTICE**

Please take notice that the Jackson Township Board of Adjustment will hold its Reserve meeting on March 17, 2021 at 7:00 p.m. in the Municipal Building, 95 West Veterans Highway, Jackson, NJ. Public access will be virtually through Zoom. The foregoing Electronic Public Meeting is recommended due to the current COVID-19 pandemic in accord with directives and guidance from State officials.

**OFFICE OF PLANNING AND ZONING
MUNICIPAL BUILDING
95 WEST VETERANS HIGHWAY
JACKSON, NEW JERSEY 08527
TEL. # (732) 928-1200 FAX # (732) 928-1397**

**CARL BOOK JR, CHAIR
SCOTT NAJARIAN, VICE CHAIR
KATHRYN MCILHINNEY, SEC'Y
JEANINE FRITCH
JAMES HURLEY
STEVE COSTANZO**

**TONIANN COMELLO
ALT.#1 MICHELLE RUSSELL
ALT.#2 VACANT
DANIELLE SINOWITZ (REC, SEC'Y)
FRANCESCA DI BELLA REPORTING
PINELANDS COMMISSION**

**ENGINEER/EVAN HILL
ATTORNEY/SEAN GERTNER
PLANNER/ERNIE PETERS
CONFLICT ENG./
TRAFFIC ENG./ FRANK MISKOVICH
ENVIRONMENTAL COMM**

**JACKSON TOWNSHIP BOARD OF ADJUSTMENT
RESERVE MEETING
MARCH 17, 2021**

MEETING STARTS AT 7:00 p.m.

NOTICE TO APPLICANTS:

Generally, the Board will take no further testimony after 10:30 p.m. The Board does its best to accommodate all applications; however, the Board reserves the right to carry an application.

- A. Call to Order
- B. Flag Salute
- C. Open Meeting Statement
- D. Roll Call
- E. Approval of Resolutions
- F. Approval of Minutes
- G. Payment of Vouchers
- H. Announcements-
- I. Matters for Discussion-
- J. Administrative Approvals
- K. Applications-

Any person (s) affected by this appeal/application may have an opportunity to be heard and are invited to a Zoom webinar/ meeting.

- **You are invited to a Zoom webinar.**
- When: Mar 17, 2021 07:00 PM Eastern Time (US and Canada)
- Topic: Zoning Board 03-17-2021
- Please click the link below to join the webinar:

<https://us02web.zoom.us/j/87243815633?pwd=Z0NYRTB3M1QxcWkvUkhMU2JNenY2dz09>

Passcode: 264204

Or iPhone one-tap :

US: +13126266799,,87243815633#,,,,*264204# or +19292056099,,87243815633#,,,,*264204#

Or Telephone:

Dial(for higher quality, dial a number based on your current location):

US: +1 312 626 6799 or +1 929 205 6099 or +1 301 715 8592 or +1 346 248 7799 or +1 669 900 6833 or +1 253 215 8782

Webinar ID: 872 4381 5633

Passcode: 264204

Document link-<https://nj-jackson township.civicplus.com/DocumentCenter/Index/411>

1. **APPLICANT: RIVKA & ZIV HAGER (VARIANCE 3359)**
BLOCK: 7210 LOT: 10 ZONE: R-9
LOCATION: 31 MONTANA DRIVE

APPLICANT IS SEEKING A VARIANCE FOR 6' (IN HEIGHT) SOLID FENCE IN THE FRONT YARD AREA (ON A CONER LOT) , WHERE SUCH FENCES ARE PROHIBITED.

2. **APPLICANT: ANTHONY & COLEEN SGAMMATO (V3358)**
BLOCK: 9704 LOT: 2 ZONE: R-3
LOCATION: 3 WHISPERING GROVE BLVD.

APPLICANT IS SEEKING A VARIANCE FOR A SHED AT 3.1' FROM SIDE YARD PROPERTY LINE, WHERE 15' MINIMUM IS REQUIRED.

3. **APPLICANT: LUXOR DRIVE 1462 LLC (INTERPRETATION V3353)**
BLOCK: 13401 LOT: 2.02, 4.01, 15, 16, 24, 26 ZONE: R-1 & R-3
LOCATION: GREEN VALLEY ROAD

APPLICANT IS SEEKING AN INTERPRETATION FOR DENSITY OF THE SITE.

4. **APPLICANT: STRATEGIC EQUITY SOLUTIONS LLC (2 YEAR TIME EXTENSION FOR SITE PLAN 773-1)**
BLOCK: 6504 LOT: 14, 15, 16 ZONE: LC
LOCATION: CPL. LUIGI MARCIANTE MEMORIAL DRIVE

APPLICANT IS SEEKING A 2 YEAR TIME EXTENSION FOR APPROVED PRELIMINARY / FINAL SITE PLAN 77-3 (CARRIED FROM THE FEBRUARY 3, 2021 MEETING) No additional notice

5. **APPLICANT: WSNP LLC (USE VARIANCE 3316)**
BLOCK: 6401 LOT: 22, 21 ZONE: R-1
LOCATION: 146 S. NEW PROSPECT ROAD

APPLICANT IS SEEKING A USE VARIANCE FOR A SYNAGOGUE ON AN UNDERSIZED LOT WHICH IS A PERMITTED CONDITIONAL USE, WHERE NOT ALL CONDITIONS CAN NOT BE MET.
(CARRIED FROM THE FEBRUARY 3, 2021 MEETING) No additional notice

6. **APPLICANT: THOMAS D'AMORE (Use Variance 3343)**
BLOCK: 23108 LOT: 29.02 ZONE: HC
LOCATION: 440 BASSO STREET

APPLICANT IS SEEKING A USE VARIANCE FOR AN EXCAVATION BUSINESS FROM HOME.
(CARRIED FROM THE 12/16/20, 1/6/21 AND FEBRUARY 17, 2021 MEETING)Testimony given 1/6/21. No additional notice

All Documents relating to the application may be inspected by the public between hours of 8:30 am thru 4:10 Monday through Friday in the office of Planning and Zoning located 65 Don Connor Boulevard.
UPDATED 3/10/21