

**JACKSON TOWNSHIP BOARD OF ADJUSTMENT
NOTICE**

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

**SCOTT NAJARIAN, CHAIR
LYNNE BRADLEY, VICE CHAIR
CARL BOOK JR, SEC'Y
JEANINE FRITCH, Acting Sec'y
JAMES HURLEY
STEVE COSTANZO**

**JOHN SPALTHOFF
ALT.#1 SAMARA O'NEILL
ALT.#2 JOHN PEJOSKI
KING REPORTING (REC, SEC'Y)
KING REPORTING
PINELANDS COMMISSION**

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

**JACKSON TOWNSHIP BOARD OF ADJUSTMENT
REGULAR MEETING
SEPTEMBER 7, 2022**

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. Executive Session
- J. Matters for Discussion-
- K. Administrative Approvals-
- L. Applications-

- 1. APPLICANT: MORDECHAY TZABARI (VARIANCE 3407)
BLOCK: 6702 LOT: 13 ZONE: R-15
LOCATION: 12 HARVEST COURT**

APPLICANT IS SEEKING A VARIANCE FOR A CHANGE OF USE OF A STRUCTURE THAT IS A NON-COMPLIANT LOCATION.(CARRIED FROM 5/4/22 AND JULY 20, 2022, MEETING) Testimony given 5/4/22, 7/20/22. No additional notice

- 2. APPLICANT: JOHN & LAUREN AYRES (VARAINCE 3425)
BLOCK: 4402 LOT; 23 ZONE: R-3
LOCATION: 4 MARY BETH LANE**

APPLICANT IS SEEKING A VARIANCE FOR A PROPOSED (2) STORY ADDITION AT 13' TO SIDE YARD PROPERTY LINE, WHERE 20' MINIMUM IS REQUIRED.

- 3. APPLICANT: 59 MILL POND ROAD LLC (VARIANCE 3420)
BLOCK: 10106 LOT: 1 ZONE: R-3
LOCATION: 59 MILL POND ROAD
ATTORNEY:**

APPLICANT IS SEEKING A VARIANCE FOR A 6' SOLID FENCE IN THE FRONT YARD AREA, WHERE IT IS NOT PERMITTED AND PROPOSING A PERMITTED ACCESSORY USE (GROUND MOUNTED SOLAR ARRAY) IN THE FRONT YARD AREA OF A CORNER LOT WHERE IT IS PROHIBITED.

- 4. APPLICANT: DUBIN CONTRACTING LLC/ABRAHAM JACOBS (VARIANCE 3394)
BLOCK: 7501 LOT: 4 ZONE: R-1
LOCATION: 283 METEDECONK TRAIL
ATTORNEY: SALVATORE ALFIERI ENGINEER: NEWLINES/ GLENN LINES**

APPLICANT IS SEEKING A VARIANCE FOR A NEW SINGLE FAMILY DWELLING ON A LOT THAT LACKS THE REQUIRED LOT WIDTH 150'. (CARRIED FROM 2/16/22, 3/16/22, 5/18/22 AND JUNE 15, 2022 MEETING). Testimony given 3/16/22, 5/18/22. No additional notice.

- 5. APPLICANT: SWANBORNE LLC (PRELIMINARY/FINAL MAJOR SUBDIVISION 662 w/ PRELIMINAY/ FINAL SITE PLAN 869, 869-1, 869-2)
BLOCK: 20701/20801 LOT: 3/1,8,9,10,11,12,15,16,17,18,28 ZONE: RG-2
LOCATION: WHITESVILLE AND EAST VETERANS HIGHWAY
ATTORNEY:JOHN GIUNCO ENGINEER: PDS/ WILLIAM STEVENS**

APPLICANT IS SEEKING PRELIMINARY/FINAL MAJOR SUBDIVISION FOR 204 SINGLE FAMILY RESIDENTIAL, 48 MULTI-FAMILY AFFORDABLE HOUSING UNITS (2) EXISTING RESIDENTIAL HOUSES AND (4) STORMWATER/OPEN SPACE LOTS. ALSO PRELIMINARY/ FINAL SITE PLAN FOR HOUSE OF WORSHIP, RECREATION, AFFORDABLE HOUSING AND MULTI FAMILY (CARRIED FROM 3/2/22, 5/4/22 AND JUNE 15, 2022, MEETING) Testimony given 6/15/22 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. Also you can review the documents closer to the meeting date at, Document link-<https://nj-jacksontownship.civicplus.com/DocumentCenter/Index/>

UPDATED 8/15/22