

HILLSBOROUGH TOWNSHIP BOARD OF ADJUSTMENT
PUBLIC MEETING MINUTES
March 1, 2017

Chairman Dr. Sireci called the Board of Adjustment meeting of March 1, 2017 to order at 7:39 pm. All stood for the Pledge of Allegiance. The meeting took place in the Courtroom of the Municipal Complex.

NOTICE OF MEETING

Chairman Dr. Sireci announced the meeting has been duly advertised according to Section 5 of the Open Public Meetings Act, Chapter 231, Public Law 1975 ("Sunshine Law").

ROLL CALL:

Frank Herbert, <i>Vice Chairman</i> – Present	Frank Valcheck – Present
John Stamler – Absent	Dr. Steven Sireci, Jr., <i>Chairman</i> – Present
Helen Haines – Present	Steve Monte (Alt. 1) – Present
Curtis Suraci – Absent	Philomena Cellilli (Alt. 2) – Present
Fred Gladstone – Absent	<i>Seat Alternate 3 - Vacant</i>
	Paul Kaminsky (Alt. 4) – Present

Also in attendance: Jolanta Maziarz, Esq., Board Attorney (Woolson Anderson Maziarz, P.C.); William H. R. White, III, P.E., C.M.E., Board Engineer (Maser Consulting, P.A.); Patrick Gorman, Assistant Planner/Zoning Official; and Lucille Grozinski, CCR.

BOARD OF ADJUSTMENT BUSINESS

GLOBAL ENTERPRISES, LLC – File BA-16-11 – Block 163.22, Lot 29 (*formerly Block 163*) – 424 Route 206. Applicant seeking 'c' Bulk Variance and any other variances, waivers, and approvals required to retain a previously constructed 4ft high fence in front of existing building on property located in the TC District.

Request for extension of time and adjournment.

- Ms. Maziarz explained the circumstances for the adjournment request and that an extension of time of decision has been granted.
- There was a motion and second to accept the extension and carry this application to May 3, 2017 without further notice.
- All aye, none opposed. Motion carries.

ACCEPTANCE OF MEETING MINUTES

February 1, 2017

- There was a motion and second to approve.
- **Roll Call:** Mr. Valcheck – yes, Ms. Haines – yes, Mr. Monte – yes, Ms. Cellilli – yes, Mr. Kaminsky – yes, Vice Chairman Herbert – yes, Chairman Dr. Sireci – yes. Motion Carries.

February 22, 2017

- There was a motion and second to approve.
- **Roll Call:** Mr. Valcheck – yes, Ms. Haines – yes, Mr. Monte – yes, Ms. Cellilli – yes, Chairman Dr. Sireci – yes. Motion carries.

ACCEPTANCE OF RESOLUTIONS

BA-16-07 Jason and Karin SALMERI

- There was a motion and second to approve.
- **Roll Call:** Mr. Valcheck – yes, Mr. Monte – yes, Ms. Cellilli – yes, Vice Chairman Herbert – yes, Chairman Dr. Sireci – yes. Motion Carries.

BA-16-08 Patrick MIGLIACCIO

- There was a motion and second to approve.
- **Roll Call:** Mr. Valcheck – yes, Mr. Monte – yes, Ms. Cellilli – yes, Vice Chairman Herbert – yes, Chairman Dr. Sireci – yes. Motion Carries.

BA-16-09 Nicholas and Deborah PETROCK

- There was a motion and second to approve.
- **Roll Call:** Mr. Valcheck – yes, Mr. Monte – yes, Ms. Cellilli – yes, Vice Chairman Herbert – yes, Chairman Dr. Sireci – yes. Motion Carries.

BUSINESS FROM THE FLOOR (For Matters not on the Agenda)

**Board of Adjustment Meeting
March 1, 2017**

- None

PUBLIC HEARING - APPLICATIONS

Michael Dudzinski (Dec. 2016) – File BA-16-13 – Block 174.06, Lot 37 (*formerly Block 174F*) – 34 Murray Drive. Applicant seeking ‘c’ Bulk Variance for relief from Maximum Impervious Coverage and other such variances, waivers, and approvals required to construct a paver and brick walkway and patio around an existing in-ground pool on property located in R District. ***Continued from February 1, 2017 without notice.***

- It was noted that Mr. Dudzinski is still under oath.
- There was discussion on the revised plan submitted.
- There was discussion on location of the pool, which is closer to the house than shown on the plan.
- Mr. Dudzinski testified the pool placement would meet required setbacks.
- There was lengthy discussion on the size of the walkway from the house to the pool.
- The Board talked about the runoff caused by the proposed patio.
- Mr. Dudzinski suggested a pea gravel walkway.
- Mr. Dudzinski agreed to a pervious walkway from the house to the pool, apron around the pool, 4 feet wide on two sides, 8 feet wide on the right side for a total of 17.6% impervious coverage.
- No public comments.
- There was a motion to approve the application with the following conditions: impervious coverage not to exceed 17.6%; new permits to be submitted for the patio; revised permit to be submitted for the pool; new plans with the final layout to be submitted to the satisfaction of the Engineering Department, Building Department, and the Board Engineer. It was seconded.
- **Roll Call:** Mr. Valcheck – yes; Ms. Haines – yes; Mr. Monte – yes; Ms. Cellilli – yes; Mr. Kaminsky – yes; Vice Chairman Herbert – yes; Chairman Dr. Sireci.

CORRESPONDENCE

- None

ADJOURNMENT

The meeting adjourned at 8:15 pm.

*Respectfully Submitted by: Caitlin Davis, Planning & Zoning Clerk
Reviewed by: Patrick Gorman, Assistant Planner/Zoning Official*