

# TOWNSHIP OF MARLBORO

## ZONING BOARD OF ADJUSTMENT

1979 TOWNSHIP DRIVE  
MARLBORO, NJ 07746-2299  
PHONE: (732) 536-0200 EXT.1809: (732) 617-7225

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### Zoning Officer

Sarah Paris

## AGENDA AMENDED DECEMBER 18, 2012 8:00 P.M.

Salute to Flag

Sunshine Law Read

Minutes of December 4, 2012

### ZB12- 6453 – Murray, Milena

Continued Public Hearing for approval to construct a 3' x 8' front porch on a new single family dwelling with insufficient front yard setback and insufficient lot depth at 34 Baldwin Avenue, Block 127, Lot 2, in the R-30/20 zone.

### ZB12- 6438 – FSP – Marlboro, LLC

Continued Public Hearing for approval for amended application to construct a two story, seventy-nine unit Assisted Living Facility with associated parking where Assisted Living is not a permitted use in the OPT II Zone located at 23 Route 520 and 53 Route 520, Marlboro, NJ, Block 176, Lots 38, 39, 40 and 41.

### ZB12- 6460 – Tatiana Popova & Mikhail Popov

Public hearing for approval to construct a 14' x 7.75' swim spa in side yard with insufficient side and rear yard setbacks and insufficient distance between structures and where the zone does not list accessory structure setbacks (except for fences) at 22 Kinglet Avenue, Block 412.05, Lot 13, in the PAC-II zone.

### ZB12 – 6459 – Syed Alzaidy

Public Hearing for approval of a use variance for density, for a subdivision with bulk variances located at Conover Road, Block 153, Lot 39.03, in the LC Land Conservation zone.

### ZB12 – 6465 – Jaswinder K. Kohly

Public hearing for approval to construct a 5' high chain link fence in front yard, ten feet from the property line at 1 Landmark Lane, Block 392, Lot 38.13, in the R-25 zone.

Insufficient Notice

**ZB12- 6463– M & M at 483 Route 79, LLC**

**Public hearing for a use variance for a convenience store and associated gasoline service station at 483 Route 79, Block 122, Lots 27.03 and 27.04.**

**MEMORIALIZATIONS**

**ZB12-6461 – Orlando, Joseph & Sheridan, Tami**

**Memorialization of a resolution granting approval to retain living space built into the garage and to also keep shed built with insufficient side and rear yard setbacks at 9 Prescott Drive, Marlboro, Block 232, Lot 4, in the R-30/20 residential zone.**

**ZB12-6464 – Monmouth Acupuncture**

**Memorialization of a resolution granting approval of use to convert an existing single family dwelling to a medical office. There are insufficient side and rear yard setbacks for an existing shed at 82 Route 520, Morganville, NJ, Block 177, Lot 1, in an R-20 Residential Zone.**