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**ZONING BOARD OF ADJUSTMENT
AGENDA FOR JUNE 9, 2022, 7:00 P.M.
REGULAR MEETING VIA ZOOM WEBINAR**

CALL TO ORDER & FLAG SALUTE

NOTICE:

The Zoning Board of Adjustment reserves the right to change the order of the published agenda. All changes to the agenda will be announced at the beginning of each meeting.

It is the intent of the board (and at the discretion of the Chairman) to not begin a new application after 10:00 P.M. and to adjourn the meeting by 11:00 P.M.

It is a further policy of the Board that members of the public will be limited to five minutes when speaking on an application. When a person is representing a group of people, he or she may speak for ten minutes.

Thank you for your cooperation.

This Board is a quasi-judicial Board therefore this meeting shall be conducted in a similar manner to a judicial proceeding. Decorum appropriate to a judicial hearing must be maintained at all times and any questions or comments must be limited to issues that are relevant to what the Board may legally consider in reaching a decision.

OPEN PUBLIC MEETINGS ACT STATEMENT

This meeting is being held in compliance with the requirements of the 'Open Public Meetings Act' and has been duly noticed and published as required by law.

ROLL CALL

RESOLUTIONS

Resolution 22-020

ZC2021-037 LUCINDA & MARK SCHNEIDER | 2805 EVESHAM ROAD | BLOCK: 218.35, LOT: 27
Bulk (c) variance approval for proposed generator in a side yard.

Resolution 22-021

ZC2021-008 PETER GALLO & PATRICIA CAPASSO | 43 LAFAYETTE AVENUE | BLOCK: 295, LOT: 1
Bulk (c) variance approvals for various as-built structures (greenhouse, shed, car port) located in the side yard.

Resolution 22-022

ZC2022-006 MICHAEL WILLEY | 500 FORD STREET | BLOCK: 138, LOT: 1
Bulk (c) variance approval for proposed 6' fencing in secondary front yard.

MINUTES FOR APPROVAL

May 26, 2022

NEW BUSINESS

RAJIV & MARISOL PATEL

MDR-R100A

Case #ZC2022-002

32 Ashton Drive | Block: 304.02, Lot: 12

Action Date: 8/2/2022

The Applicant has requested bulk (c) variance(s) from the following Sections:

- a. **150.12(B)(1)** Where no improvements may be constructed within 5' of the side or rear property line, the existing driveway is ~2', outbuilding is ~8.8', shed is ~1.5' and patio is ~1', and
- b. **150.13(A)(1)** Where accessory uses and structures may not occupy more than 25% of the rear yard area the existing accessory structures and uses occupy more than 25% of the rear yard area, and
- c. **150.13(A)(6)** Where the rear yard setback for accessory uses and structures is 15' the existing shed is located ~1.5' from the rear property line, and
- d. **150.13(A)(6)** Where accessory uses and structures are only permissible in rear yards the outbuilding and part of the patio were installed in the side yard, and
- e. **152.015 (D)(3)** Where the minimum side yard setback is 15' the patio and outbuilding are 6' and 8/8' respectively, and
- f. Seeking any and all other variances, waivers and/or other relief as may be deemed necessary by the Board and/or its professionals.

ESTATE OF CONSTANTINOS PAVLIDES
57 Chippenham Drive | Block: 230.12, Lot: 8

MDR/100A

Case #ZC2022-007
Action Date: 8/9/2022

The Applicant has requested bulk (c) variance(s) from the following Sections:

- a. **152.015 (D)(3)** Where the minimum side yard setback is 15' the existing sunroom is 13.62', and
- b. Seeking any and all other variances, waivers and/or other relief as may be deemed necessary by the Board and/or its professionals.

COMMENTS FROM THE PUBLIC

COMMENTS FROM THE BOARD

NEXT MEETING DATE(s): June 23, 2022, July 14, 2022, July 28, 2022

ADJOURNMENT