Jaclyn Bradley, AICP, PP Zoning Administrative Officer

> Jennifer L. Gaffney Zoning Board Secretary



Office: 856-429-0647 Fax: 856-795-2335

2400 Voorhees Town Center Voorhees, NJ 08043

ZONING BOARD OF ADJUSTMENT AGENDA FOR JUNE 13, 2024 6:45 P.M. CAUCUS, 7:00 P.M. MEETING

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

SWEARING IN OF BOARD PROFESSIONALS

RESOLUTIONS

Resolution 24-19 ZC2023-021 – 7 Old Stevens Lane | Block 206.07, Lot 17

Daniel Gregory & Deborah Weaver

Resolution 24-20 ZC2023-027 – 219 S. Burnt Mill Road | Block 100, Lot 18

Dr. David Lackner, MD

Resolution 24-21 ZC2023-031 – 203 W. Somerdale Road | Block 48, Lot 3

SDM Enterprises, Inc. d/b/a Moore Engineering Services

NEW BUSINESS

DALE & MARILYN KEITH MDR/R100A Case #ZC2024-006

10 Hardwicke Drive, Block: 199.02, Lot: 3

The Applicant is requesting bulk variance relief to permit a retaining wall to remain in the rear yard. The relief requested is as follows:

a. Section 152.015(D)(2)(d) – where the minimum required rear yard setback is 15′, and the existing retaining wall is 14.6′ from the rear property line; and

Seeking any and all other variances, waivers and/or other relief as may be deemed necessary by the Board and/or its professionals.

SETH DONKOCHIK MDR/R100 Case #ZC2024-008

1024 Rural Avenue, Block: 46, Lot: 8

The Applicant is proposing to use the property for agricultural purposes. The relief requested is as follows:

a. Section 152.012— where agricultural uses are not permitted as a principal or accessory use in the MDR district, and the applicant is proposing agricultural use on the property; and Seeking any and all other variances, waivers and/or other relief as may be deemed necessary by the Board and/or its professionals.

ANDRE MITCHELL MDR/R100A Case #ZC2024-010

1109 Salem Avenue, Block: 142, Lot: 3

The Applicant is requesting bulk variance relief to permit the construction of a swimming pool partially located in the side yard. The relief requested is as follows:

- a. Section 152.013(A)(1) where accessory structures including swimming pools are permitted in the rear yard only, and the proposed swimming pool and equipment are located in the side vard; and
- **b. Section 152**.013(B)(1) where the maximum permitted fence height is 6 feet, and the proposed fence is 8 feet; and

Seeking any and all other variances, waivers and/or other relief as may be deemed necessary by the Board and/or its professionals.

VOORHEES ANIMAL ORPHANAGE MDR/R100A Case #ZC2024-009

421 Cooper Road, Block: 230.27, Lot: 51

The Applicant is requesting bulk variance relief to permit the construction of a new illuminated sign. The relief requested is as follows:

a. Section 152.015(G)(3) — where changeable copy signage is only permitted in a non-residential zone, the subject site is in the RR zone; and

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 27, 2024, July 13, 2024, and August 8, 2024