

Millstone Township Meeting Room  
215 Millstone Road  
Millstone Township, NJ 08535  
Beginning at 7:30 p.m.

**MILLSTONE TOWNSHIP  
BOARD OF ADJUSTMENT  
AGENDA  
OCTOBER 26, 2011**

**MEETING CALLED TO ORDER:** Chairman Novellino  
**READING OF ADEQUATE NOTICE:** Vice-Chairman Barthelmes  
**FLAG SALUTE/MOMENT OF SILENCE:** Chairman Novellino  
**ROLL CALL:** Secretary D'Andrea

Barthelmes \_\_\_\_\_ Curcio \_\_\_\_\_ Lambros \_\_\_\_\_ Morelli \_\_\_\_\_ Novellino \_\_\_\_\_  
Bailey \_\_\_\_\_ Conoscenti \_\_\_\_\_ Frost (Alt I) \_\_\_\_\_ Mostyn (AltII) \_\_\_\_\_

**APPROVAL OF MINUTES:** September 28, 2011

Motion \_\_\_\_\_ Second \_\_\_\_\_

Roll Call:

Barthelmes \_\_\_\_\_ Curcio \_\_\_\_\_ Lambros \_\_\_\_\_ Morelli \_\_\_\_\_ Bailey \_\_\_\_\_

**EXTENSION OF TIME**

**Z11-05 CHARLES NOREIKA** - Block 50, Lots 1.01, 1.02, 1.03 & 2. Located on Paint Island Spring Road and Millstone Road. 30.1 acres located in the R-80 Zone. Applicant Received approval for Preliminary Major Subdivision to develop an (11) lot subdivision consisting of (1) existing residential building lot, (8) new single-family residential lots, (1) lot dedicated for drainage and (1) existing non-conforming commercial lot 7-25-07. Applicant received first one-year extension of time running through 7-24-11. Applicant seeks second one-year extension of time. Application carried form 824-11. No noticing required.

Motion \_\_\_\_\_ Second \_\_\_\_\_

Roll Call:

Barthelmes \_\_\_\_\_ Curcio \_\_\_\_\_ Lambros \_\_\_\_\_ Morelli \_\_\_\_\_ Novellino \_\_\_\_\_  
Bailey \_\_\_\_\_ Conoscenti \_\_\_\_\_ Frost (Alt I) \_\_\_\_\_ Mostyn (AltII) \_\_\_\_\_

**CARRIED APPLICATION:**

**Z11-04 ROUTE 537 HOLDING COMPANY, LLC.** – Block 56, Lots 13.01 and a portion of Lot 14. Located on Route 537 in the HC-1 Zoning district; Lot 13.01 consisting of 4.163 acres and the application concerns a 2-acre portion of Lot 14. Applicant seeks minor subdivision approval to convey 2 acres from Lot 14 to Lot 13.01 increasing the Lot 13.01 lot size to 6.163 acres. Applicant seeks use variance, bulk variance, preliminary and final site plan approval to develop a miniature golf facility. Deemed Complete 8-18-11. Date of Action: 12-16-11. Heard in part on 9-28-11; carried to 10-26-11 without any further noticing required.

Motion \_\_\_\_\_ Second \_\_\_\_\_

Roll Call:

Barthelmes \_\_\_\_\_ Curcio \_\_\_\_\_ Lambros \_\_\_\_\_ Morelli \_\_\_\_\_ Novellino \_\_\_\_\_  
Bailey \_\_\_\_\_ Conoscenti \_\_\_\_\_ Frost (Alt I) \_\_\_\_\_ Mostyn (AltII) \_\_\_\_\_

**NEW APPLICATION:**

**Z11-06 MILLSTONE CENTER ASSOCIATES** – Block 58, Lot 4.06 – Located on Trenton-Lakewood Road consisting of 9.537 in the NC Zone. Applicant seeks use variance approval to construct a solar energy farm which is not a permitted use in the NC Zone. Bulk Variance needed

for 8 ft. high fence within front yard setback where 75 ft is required. Applicant further seeks Preliminary and Final Major site plan approval. Deemed complete 9-14-11. Date of Action: 1-11-12. Noticing required.

Motion \_\_\_\_\_ Second \_\_\_\_\_

Roll Call:

Barthelmes \_\_\_\_\_ Curcio \_\_\_\_\_ Lambros \_\_\_\_\_ Morelli \_\_\_\_\_ Novellino \_\_\_\_\_

Bailey \_\_\_\_\_ Conoscenti \_\_\_\_\_ Frost (Alt I) \_\_\_\_\_ Mostyn (AltII) \_\_\_\_\_

**NEW BUSINESS:**

**OLD BUSINESS:**

**ADJOURNMENT:**