

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

**MILLSTONE TOWNSHIP
BOARD OF ADJUSTMENT
AGENDA
MARCH 25, 2015**

MEETING CALLED TO ORDER: Chairman Novellino
READING OF ADEQUATE NOTICE: Vice-Chairman Barthelmes
FLAG SALUTE: Chairman Novellino
MEMBER SWORN IN: Attorney Gregory Vella
ROLL CALL: Secretary D'Andrea
Barthelmes _____ Frost____ Lambros_____ Morelli_____ Novellino_____
Bailey_____ Conoscenti _____ Mostyn (Alt I)_____ Ferro(AltII)_____

APPROVAL OF MINUTES: February 25, 2015
Motion _____ Second _____
Roll Call:
Barthelmes __ Frost____ Lambros____ Novellino____ Bailey____ Morelli____ Ferro(AltII)____

RESOLUTION:
Z14-08 WAWA - Block 58, Lot 4. Located at 548 Monmouth Road consisting of 5.42 acres in the Highway Commercial 1(HC-1) Zoning District. Applicant seeks Use Variance and Minor Site Plan approval to construct a 360 s.f. addition to expand the restroom facilities. Approval granted: 2-15-15..
Motion _____ Second _____
Roll Call:
Barthelmes __ Frost____ Lambros____ Novellino____ Bailey____ Morelli____ Ferro(AltII)____

Z15-02 – 352 MONMOUTH ROAD LLC – Block 62, Lot 20.05 located at 352 Monmouth Road consisting of 97,750 sf (2.24 acres) in the R-130 Rural Residential Zoning District. Pre-existing one-story office building with basement consists of 2,382 first floor and basement for a total building square footage of 4,764 s.f. Applicant sought and received Use Variance and Minor Site Plan Approval required for pre-existing office building in a residential zone. Variance granted for deficient lot size for zone. Variances granted for disturbance of steep slopes. Resolution memorialized on 2-27-13. Applicant returns for a one year extension of time. Extension granted.
Motion _____ Second _____
Roll Call:
Barthelmes __ Frost____ Lambros____ Novellino____ Bailey____ Morelli____ Ferro(AltII)____

Z15-01 RAO, Charles - Block 35, Lot 3.33 located at 31 Cheryl Lane consisting of 4.75 acres in the R-170 Zoning District. Applicant seeks to construct a detached Morton Pole Barn, 45 ft. x 30 ft. where 900 s.f. is permitted for an accessory structure, the building will be 1,320 s.f. Applicant further seeks a variance for height where 16 feet is permitted, 19 feet is requested. Deemed Complete: 2-11-15 Date of Action: 6-11-15. Noticing Required.
Motion _____ Second _____
Roll Call:
Barthelmes _____ Frost____ Lambros_____ Morelli_____ Novellino_____
Bailey_____ Conoscenti _____ Mostyn (Alt I)_____ Ferro(AltII)_____

Z15-03 RIVIERE, Paul, Sr. - Block 9, Lot 9.01. Located at 720 Perrineville Road, consisting of one (1) acre in the RU-P zone. Applicant received variance relief to construct a single-family dwelling and pole barn on the property in Resolution Memorialized on 4-23-14.. Lot is undersized for the Zone. Applicant returns to the Board seeking an extension of time. No noticing required.

Motion _____ Second _____

Roll Call:

Barthelmes _____ Frost _____ Lambros _____ Morelli _____ Novellino _____

Bailey _____ Conoscenti _____ Mostyn (Alt I) _____ Ferro(AltII) _____

NEW BUSINESS:

OLD BUSINESS:

ADJOURNMENT: