

ROCKAWAY TOWNSHIP BOARD OF ADJUSTMENT
MEETING OF March 19, 2019

Meeting called to order at: 7:30 p.m.
 Meeting adjourned at: _____ p.m.

Minutes Approved and Adopted:

App. #	Applicant - Bl., Lot, Add.	Variance	Status of Application
#19-01	Molinaro 67 Lake End Road Block 40401 Lot 90	"C"s Additions	Carried from 2/5/19 Waiver's Approved
#18-19	Cuny 37 Lake End Road Block 40401 Lot 60		Resolution Approved
**	Other Board Members may vote if they certify that they have listened to the C/D's or have read transcripts.		

Mr. Jason Smolinski- Chmn.										
Mr. Matthew Yawgef- Vice Chm										
/Secty Hantman										
Mr. Jim Loftus										
Mrs. Phyllis Hantman- Alt. 1										
Mr. Adam Lusardi-Alt.2										
Alt. 3										
Alt. 4 Mr. Dwyer										
Mr. Joseph Bell Esq.										
Mrs. Allison Ferrante, Engineer										

Mr. Babcock
 Mr. Nava

**TOWNSHIP OF ROCKAWAY
Board of Adjustment**

**MINUTES FOR REGULAR BOARD OF ADJUSTMENT MEETING
March 19, 2019**

This meeting of the Rockaway Township Board of Adjustment was called to order by, Chairman Smolinshi at 7:30 pm, in the Council Meeting Room of the Rockaway Township Municipal Building, 65 Mt. Hope Road, Rockaway Township, New Jersey.

Announcement was made that this meeting was being held pursuant to the New Jersey Open Public Meetings Act, that notice had been properly posted and filed with the Municipal Clerk of the Township of Rockaway, mailed to all those persons requesting notification, and provided in writing to The Citizen and Daily Record on December 12, 2018 via E-mail.

Application Minutes for

Application # 19-01
Molinaro
67 Lake End Road
"C"s Variances
Addition
Block 40401 Lot 90

<u>Counsel for Applicant:</u>	Robyn Valle, Esq.	Testimony (Y)
<u>Engineer for Applicant:</u>		Testimony (N)
<u>Architect for Applicant:</u>	Keith Holling	Testimony (Y)
<u>Planner for Applicant:</u>		Testimony (N)
<u>Additional Witnesses:</u>	Vincent Molinaro- Property Owner	Testimony (Y)

The applicant proposes to construct an approximately 150 square foot screened in porch on and existing deck in the rear of the dwelling and to relocate the stairway. The applicant is requesting variances for rear yard setback. Thirty-five feet is required and the applicant has an existing setback of 2.58 feet, and is proposing a rear yard setback of zero feet. House is located on the Green Pond.

- Mr. Molinaro has owned the property since May 2005
- Porch will not be heated
- Received Green Pond approval.
- Utility shed on a portion of neighbor's property and willing to move it back onto his property
- Blue stone patio, not cemented down.
- Currently have retracting awnings. The awnings don't help much with the sun. Too hot, sunny and buggy.
- Property is cut in half by Lake End Road. Road runs through the property. Approximately 40% of the impervious coverage is from the road coverage.
- Applicant will relocate shed onto his property.
- Received approval in 2004 from the Board of Adjustment to build decks.
- Fire Marshal does not approval of proposed porch. Can't fight the fire from the back of the house as it's directly on the lake

Exhibits:

- A-1-Site Plan
- A-2-Aerial Photos, tax map & pictures
- A-3- 12 photos of area
- A-4- Alternate drawings for proposed screened porch.

- Application was approved.

Resolution will be memorialized on April 2, 2019.

No new old or new business.

Meeting adjourned.

Next regularly scheduled meeting Tuesday April 2, 2019