

**TOWNSHIP OF ROCKAWAY
BOARD OF ADJUSTMENT
MINUTES FOR REGULAR MEETING
April 20, 2021**

This meeting of the Rockaway Township Board was called to order by Mr. Jason Smolinski at 7:30pm in the Council Meeting Room of the Rockaway Township Municipal Building, 65 Mount Hope Road, Rockaway Township, New Jersey.

Announcement was made that this meeting was being held pursuant to the New Jersey Open Public Meetings Act. 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 of Morris County and The Daily Record on December 16, 2020. Notice to the paper was made via email. Formal action may be taken.

ATTENDANCE:

-Present: Mr. Smolinski, Mr. Loftus, Mr. Scherwa, Mr. Tahan, Ms. Royek, Mrs. Platts

-Also Present: Mr. Deus, Ms. Garcia, Ms. Lucas & Mr. Bell

-Absent: Mr. Nicastro, Mr. Lusardi & Mrs. Ferrante

FLAG SALUTE

APPROVAL OF MINUTES: April 6, 2021 Regular Meeting. Mr. Tahan made a motion to approve, seconded by Mr. Loftus, with unanimous approval.

PUBLIC HEARINGS:

Mr. Smolinski opened with **BOA #21-08 36 Christopher Street Block 10608 Lot 1 "C" Variance**. The homeowners, Mr. Juan Mateo Mora and Susan Villacis presented to the Board. They explained how they wanted to add a 6 ft fence within the front yard set-back on their corner property. This is their first house that they own and want to be able to enjoy their back yard and have some privacy. They are looking to put up a white vinyl fence with 2 gates. The street(right) side will be white vinyl fence with the lattice on the top and the backyard and left side will be solid white vinyl fence. The homeowners will be improving their property and there will be no substantial detriment to the public good. The homeowner taxes are paid to date, there are no protective covenants/deed restrictions, certified list was submitted and photos were taken and provided of the property. The homeowner will remove the business sign on the front of his house, they will cut back the dwelling's roof downspouts so that the discharge onsite is at least 10 feet in from the property line to prevent water build up in the street and freezing up during the winter months, the fence must be installed exactly how it is shown on the survey that was handed in with the application, there are 2 front gates one on the right side and one on the left side facing Christopher Street. Mr. Dues made a motion to approve, seconded by Ms. Royek, with unanimous approval.

RESOLUTION: Mr. Bell read the **Resolution for Payment for Professional Services from Escrow Accounts**. Mr. Tahan made a motion to approve, seconded by Mr. Loftus, with unanimous approval.

Mr. Bell read **the Resolution of BOA #21-05, Wilks**. Mr. Smolinski made a motion to approve, seconded by Mr. Loftus, with unanimous approval.

Adjournment of the meeting was made by Mr. Smolinski, Mr. Loftus made a motion to approve, seconded by Ms. Lucas at 7:54pm.