

**TOWNSHIP OF ROCKAWAY
BOARD OF ADJUSTMENT
MINUTES FOR REGULAR MEETING
August 2, 2022**

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 8, 2021. 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, Ms. Platts, Mr. Lusardi, Ms. Garcia, Ms. Lucas, Mr. Novak, Mr. Ten Kate & Mr. Bell.

-Present via Phone: Mr. Nicastro & Mr. Deus

-Absent:

FLAG SALUTE

CORRESPONDENCE: There were no correspondence

OPEN TO THE PUBLIC: There was no one present from the public.

RESOLUTION:

Mr. Smolinski read the **Resolution for Payment for Professional Services from Escrow Accounts.**

Mr. Loftus made a motion to approve, seconded by Mr. Tahan, with unanimous approval.

**BOA #22-06 Lischin 27 Crescent Ridge Road
Block 30705 Lot 68 "C" Variance**

Mr. Smolinski made a motion to approve, seconded by Ms. Platts, with approval by Mr. Smolinski, Mr. Nicastro, Ms. Royek, Ms. Platts, Mr. Lusardi & Mr. Deus.

**BOA #22-03 DeVenizia 884 Green Pond Road
Block 40801 Lot 30 "C" Variance**

Mr. Smolinski made a motion to approve, seconded by Ms. Platts, with approval by Mr. Smolinski, Mr. Nicastro, Ms. Royek, Ms. Platts, Mr. Lusardi & Mr. Deus.

**BOA #22-11 Laurice 17 Highland Ave
Block 10302 Lot 8 "C" Variance**

Mr. Loftus made a motion to approve, seconded by Mr. Tahan, with approval from Mr. Smolinski, Mr. Tahan, Mr. Loftus, Mr. Scherwa, Ms. Royek, Ms. Platts and Ms. Garcia. Abstain from Mr. Nicastro, Mr. Lusardi, Mr. Deus and Ms. Lucas.

**BOA #22-31 Beautiful Farms, LLC 91 Jacobs Road
Block 40801 Lot 95 DISMISSED WITHOUT PREJUDICE**

Mr. Smolinski made a motion to approve, seconded by Mr. Scherwa, with approval from Mr. Smolinski, Mr. Tahan, Mr. Loftus, Mr. Scherwa, Ms. Royek, Ms. Platts and Ms. Garcia. Abstain from Mr. Nicastro, Mr. Lusardi, Mr. Deus and Ms. Lucas.

**PUBLIC HEARINGS: BOA # 22-12 Pollock 16 Davenport Road Block 40301 Lot 12
"C" Variance**

The homeowner, Mr. Robert Pollock presented to the board, along with their Architect, Mr. Keith Holling. Mr. Pollock explained how they propose to construct an attached garage with a 3 ft set back. The applicant has requested variance relief from Section 54-30.29E.(6) which that on existing platted substandard lots, the total width of the two side yards shall not be less than 15 feet, and no one side yard shall be less than 5 feet.

The application was deemed complete by Mr. Smolinski, seconded by Mr. Tahan, with unanimous approval.

Mr. Pollock discussed that there would be no change in flow of the downspouts, both sides of the structure go toward the rear of the property and it is not directed toward the neighbor's property and they will install splash blocks. Mr. Ten Kate and Mr. Novak were both okay with this. The siding will match the existing siding. The applicant will be changing the window from the rear to the side of the house. Mr. Holling explained that the pavement driveway will be changed to a pervious pavement system and that the application is exempt from having to file with the Morris County Soil Conservation Service.

The meeting was open to the public. There were no comments from the public. Meeting was closed to the public.

Mr. Holling explained that the work on the property will improve the neighborhood. It is an undersized lot, no neighbors next to them and they will be decreasing the impervious coverage. There will be no negative impact to the neighbors and will be improving the property.

Mr. Scherwa made a motion to approve, seconded by Ms. Platts, with unanimous approval.

Adjournment of the meeting was made by Mr. Smolinski at 8:22pm, seconded by Mr. Tahan. Next meeting, September 6, 2022 at 7:30pm.