

# TOWNSHIP OF MARLBORO

## ZONING BOARD OF ADJUSTMENT

1979 TOWNSHIP DRIVE

MARLBORO, NJ 07746-2299

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### Chairman

Michael Shapiro

### Vice-Chairman

Matthew Weilheimer

### Secretary

Alan Zwerin

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Kamalpreet Viridi

Dr. Michael Adler

Alon Solon

Stacey DiGrande

Alt#1 Martin Powers

Alt# 2

### Zoning Board Clerk

Jennifer Bajar

### Attorney

Weiner Law Group  
Ronald D. Cucchiaro, Esq.

### Engineer

CME Associates  
Laura Neumann, P.E., P.P.

### Planner

CME Associates  
Laura Neumann, P.E., P.P.

### Traffic Engineer

Remington & Vernick  
Michael Angelastro, P.E.

### Administrative Officer

Zoning Officer  
Sarah Paris

## PUBLIC NOTICE

December 4, 2017

**PLEASE TAKE NOTICE: THE TUESDAY, DECEMBER 5, 2017 MEETING OF THE MARLBORO TOWNSHIP ZONING BOARD OF ADJUSTMENT HAS BEEN CANCELED.**

**Z.B. 17-6608**      **Sunset Park, LLC.** – Continued Public Hearing for a Use Variance to permit an assisted living facility with an associated bulk variances to construct a three story, 114,000 sq. ft. building with a total of 121 living units, located on Texas Road, Block 103, Lots 10 in the R-60 zone.

**Z.B. 17-6616**      **Goddard Estates, LLC** - Public Hearing for a Density Use variance to create a five lot sub-division, located at 42 Vanderburg Road, Block 359.01, Lot 26 in the R-20AH-1 zone

**THESE APPLICATIONS WILL BE CARRIED TO THE JANUARY 16, 2018 RE-ORGANIZATION ZONING BOARD OF ADJUSTMENT MEETING WITHOUT FURTHER NOTICE**

**Z.B. 17-6634**      **Robert P. Ross** - Public Hearing for a Bulk variance to keep previously built driveway installed closer than five (5') feet from the property line, located at 151 Crine Road, Block 171.02, Lot 32 in the R-80 zone

**Z.B. 17-6625**      **Samir and Reena Doshi** - Continued Public Hearing for a Bulk Variance to demolish existing home and build a new 4,503 sq. ft. single family dwelling with a 144 sq. ft. pool house, a 2,350 sq. ft. basketball court, and 7,918 sq. ft. driveway/walks, located at 25 Station Road, Block 171, Lot 76 in the LC-Land Conservation zone.

### RESOLUTIONS

**Z.B. 16-6607**      **John & Lauren Lacognata** – Memorialization of Resolution granting a Bulk Variance to maintain a 6” side yard setback and installation of a 3’ aluminum barrier fence along the length of driveway, located at 253 Nottingham Road, Block 139, Lot 53 in the R-30/20 zone.

**Z.B. 17-6619**      **John & Danielle Molte, Jr.** - Memorialization of Resolution granting a Bulk Variance to add a covered porch in the front of the house and a two story garage connected to the house by a covered walkway, located at 12 Laurel Lane, Block 268.07, Lot 19 in the R-80 zone.

**Z.B. 17-6630**      **Mahmoud Hussein & Nour Alhayek**- Memorialization of Resolution granting a Bulk Variance to construct a 54” chain-link fence and a 4’ high aluminum fence with 5’ gate in front yard where only 3 feet is permitted, on an undersized lot with insufficient lot area, frontage, width, depth & exceeding permitted lot coverage, located at 321 Route 79, Block 169, Lot 11 in the LC zone.

**Z.B. 17-6632**      **Ravi Gadhi** - Memorialization of Resolution granting a Bulk Variance to construct a 12’11” x 20’5” sunroom addition to home with insufficient rear yard setback, located at 410 Perry Street, Block 119.01, Lot 67 in the RSCS zone.

**Z.B. 17-6633**      **Yan Chertok** - Memorialization of Resolution granting a Bulk Variance to construct a 16’ x 40’ in-ground swimming pool with 938 sq. ft. patio within 100 feet if the top-of-the-bank of a stream, located at 716 Montana Drive, Block 155, Lot 20.16 in the (LC) – GCRC zone.

**THESE APPLICATIONS WILL BE CARRIED TO THE DECEMBER 19, 2017 ZONING BOARD OF ADJUSTMENT MEETING WITHOUT FURTHER NOTICE**