

A meeting of the Brick Township Board of Adjustment
was held on **July 18, 2018** in the Municipal Building.
The meeting was called to order at 7:00 pm.

Notice of Public Meeting was read by Chairman Langer. He led the Salute to the flag
and the roll was called.

MEMBERS PRESENT

Harvey Langer
Frank Mizer
David Chadwick
Mike Jamnik
Louis Sorrentino
Dawn White
Carl Anderson, Alt 1
Michele Strassheim, Alt 2

MEMBERS ABSENT

Stephen Leitner

ALSO PRESENT

John Miller, Esq.
Brian Boccanfuso, PE
Denise Sweet, Court Reporter
Pamela O'Neill, Secretary

The Board Professionals were sworn.

VOUCHERS

A motion to approve the vouchers was made by Mr. Jamnik and seconded by Ms. White

Ayes: Mr. Chadwick, Mr. Jamnik, Ms. White, Mr. Sorrentino, Mr. Mizer, Mr. Langer

RESOLUTIONS

BA-3083-2/18- Jonathan Miller
731 Princeton Avenue
Block 983, Lot 74

A motion to approve the resolution was made by Ms. White and seconded by Ms. Strassheim

Ayes: Mr. Chadwick, Mr. Jamnik, Ms. White, Mr. Sorrentino, Mr. Anderson, Ms. Strassheim, Mr. Langer

The motion passed and Resolution R-37-18 was adopted.

BA-3073-C-12/17-VS Enterprises
199 Riviera Drive
Block 1326.03, Lot 42 & 43

A motion to approve the resolution was made by Mr., Mizer and seconded by Ms. White

Ayes: Mr. Chadwick, Mr. Jamnik, Ms. White, Mr. Sorrentino, Mr. Anderson, Ms. Strassheim, Mr. Langer

The motion passed and Resolution R-38-18 was adopted.

NEW BUSINESS:

Chairman Langer announced the following case will be carried to August 15, 2018. The applicant will be required to renounce.

BA- 3084-2/18-James B. & Jane C. Moran
515 Broad Avenue
Block 20.03, Lot 7

BA-3085-2/18, Doris Ramme
825 Warwick Road
Block 1426.09, Lot 4

Mr. Miller noted that Ms. Strassheim has recused herself and left the room.

Doris Ramme, and Greg Ramme, applicant, were sworn. She testified she is seeking a variance for a 6 foot high stockade fence where a maximum 4 foot high fence is permitted. The fence was installed to enclose the swimming pool. She replaced a 4 foot high chain link fence extending from the northeast corner to the dwelling to the northerly property side line and along the northerly side property line to the northwest corner of the residential dwelling and she replaced an existing 4 foot chain link fence in the rear yard of the property. She testified the fence is needed for safety and privacy

and will be used by her dog. She stated the fence is similar to others in the neighborhood.

Chairman Langer called for public comment. Seeing none he closed the public.

Mr. Chadwick gave factual findings and all members concurred.

A motion was made by Ms. White and seconded by Mr. Sorrentino

Ayes: Mr. Chadwick, Mr. Jamnik, Ms. White, Mr. Sorrentino, Mr. Mizer, Mr. Anderson
Mr. Langer

BA-3086-3/18-Susan Kurylo
203 Valhalla Drive
Block 44.04, Lot 12

John J. Jackson, Esq., appeared on behalf of the applicant.
Jeffrey Carr, P.E., P.P., was sworn and his credentials to testify were accepted by the Chairman.

Frank Uhl, draftsman was sworn.

Exhibit A-1-Power Point Presentation was marked.
Exhibit A-2- Photo of the house was marked
Exhibit A-3 –Photo of the awning before it was moved

Mr. Jackson described a Google Earth aerial on the Power Point Presentation. The applicant is seeking approval to install a 7 foot by 16 foot above ground pool set in the in deck with a stationery awning approximately 25 X 15 foot.
The awning will have a 0 set back where 15 feet is required.

Mr. Carr testified they will comply with all NJDEP permit by rule regulations.
He said they are requesting a variance for 2.8 feet from the property line and 4.8 feet from the bulkhead. The awning will have a 0 set back where 15 feet is required.

If the application is approved the applicant must provide a plan of the pool from the manufacturer.

Chairman Langer called for public comment. Seeing none he closed the public.

Ms. White gave factual findings and all members concurred.

A motion was made by Mr. Mizer and seconded by Mr. Chadwick

Ayes: Mr. Chadwick, Mr. Jamnik, Ms. White, Mr. Sorrentino, Mr. Mizer, Mr. Anderson
Mr. Langer

Chairman Langer called for a 5 minute recess at 7:48 PM. He called the meeting back to order at 7:53 PM.

BA-3087-3/18, Marc D. Ramundo and Anna Castelli
219 Ketch Road
Block 44.02, Lot 4

Marc Ramundo, applicant was sworn. Co-applicant, Anna Castelli was sworn.
Mr. Ramundo stated the home address is 14 Prescott Road, Ho-Ho-Kus, NJ

Robert Weisman, P.E., engineer was sworn

Mr. Weisman testified the applicant is seeking a variance to construct an 8.5 foot X 26 foot, 4 feet deep above ground pool in an existing deck. The required rear yard set-back is 15 feet and 2 feet are proposed. The required rear set back from the water side of the pool is 15 feet whereas 4 feet is proposed.

Mr. Ramundo agreed to construct a railing on the top step of the rear deck from the master bedroom to prevent people from running and jumping in the pool from the master bedroom.

The applicant agreed to provide an engineer's certification for the bulkhead and deed restriction. They further agreed to construct the pool equipment in the northerly side yard which will comply with the set-backs. The applicant agreed to comply with the CAFRA permit by rule regulations.

Chairman Langer called for public comment. Seeing none he closed the public.

Mr. Mizer gave factual findings and all members concurred.

A motion was made by Mr. Chadwick and seconded by Mr. Mizer.

Ayes: Mr. Chadwick, Mr. Jamnik, Ms. White, Mr. Sorrentino, Mr. Mizer, Mr. Anderson
Mr. Langer

ADJOURNMENT

A motion to adjourn the meeting was made and all were in favor.

The meeting was adjourned at 8:23 PM

Respectfully submitted by:
Judy Fox Nelson