

**MINUTES
BOROUGH OF LAVALLETTE
WORKSHOP MEETING
OF THE PLANNING BOARD
Wednesday, November 18, 2015**

Chairman Howard presiding

Roll Call: Lionel Howard, Chairman - present
Jack Sauer, Mayor's Designee - present
Joanne Filippone - absent
Joseph Palinsky - present
Len Calderaro - present
William Zylinski, Vice Chairman - present
Anthony Cataline - absent
Christopher Parlow - absent

Barbara Brown - present
Vincent Marino - present

Terry F. Brady – present
Brian Rumpf – present

Public Notice Announcement:

This is the Borough of Lavallette Planning Board Regular meeting of November 18, 2015. Adequate notice of this meeting has been given as required by Chapter 231 Public Law 1975, commonly known as "The Sunshine Law." The date, time and place of this meeting was posted on the bulletin board located in the Borough Hall, temporarily located in Trailer #1 at 125 Washington Ave., filed with the Borough Clerk, and supplied to the Ocean Star, one of the official Borough newspapers.

Flag Salute: Chairman Howard

Chairman Howard asked for a moment of silence for Mrs. Zaccaria

Resolutions to be memorialized:

N/A

Review and Adoption of Minutes:

A motion to approve the amended minutes of the Workshop Meeting of October 7, 2015, was made by Mr. Calderaro, seconded by Mr. Zylinski with all present at the meeting voting in favor.

A motion to approve the minutes with change to page 18 of the October 21, 2015, meeting was made by Mr. Sauer, seconded by Mrs. Brown with all present at the meeting voting in favor.

Public Hearing:

Mrs. Brown will sit for Mrs. Zaccaria and Mr. Marino will sit for Mr. Calderaro.

Application # 8-15, Robert & Monique Doidge, 6 White Ave. – Block 3, Lot 9 – Addition to a Non-conforming Use – adjourned from the August 19, 2015

This application has been withdrawn.

Application # 10-15, Ian & Anthony Inverno, 129 Elizabeth Ave. – Block 61, Lot 12 – Demolition and Reconstruction with variances for side setback, structure coverage, and rear yard setback

The property is located on the north side of Elizabeth Ave. approximately 250 ft. west of Baltimore Ave. in Residential District A and contains 5,000 sq. ft. The submitted survey indicated a one and half story dwelling and storage shed existing on the property. The Architectural Plans also included an “Existing Site Survey” which indicated a detached garage also existed on the site in addition to the one and half story dwelling and storage shed. However, a visit to the site found that the dwelling and garage have since been demolished. The lot coverages calculated below and resulting variances are based upon the submitted survey and Architectural Plans. The applicant is proposing to rebuild an elevated two and a half story, single family dwelling with a two car garage below.

This applicant has requested a hearing date of January 20, 2016.

Application # 13-15, Joseph Manzo, 101 Haddonfield Ave. – Block 953, Lot 13 – Construction of a second story deck

The property is located on the north side of Haddonfield Ave. approximately 69 linear feet west of Route 35 No. in Residential Zone C. The subject property contains 4,000 sq. ft. with a two story, single family dwelling currently under construction approved by the Lavallette Building Dept. However, construction on the house has been suspended by the Borough Zoning Officer due to an illegal deck above the front porch. The applicant is seeking a variance to allow the front deck above the enclosed front porch. Since the house has been previously approved by the Lavallette Building Dept., only the impacts of the proposed second story front deck will be considered in this review.

Mr. Brady had a conflict of interest on this application since he represents Mr. Pascarella who is the applicant’s attorney. Brian Rumpf will hear this application for the Lavallette Planning Board.

Mr. Pascarella, the applicant’s attorney, addressed the Board explaining that the application is to legalize the 8 X 14 deck off the upstairs bedroom.

Mr. Manzo was sworn in and gave testimony verifying the nature of the application and explained that his builder had moved forward without his knowledge.

Chairman Howard pointed out that the Board should not set a precedent in the case saying it would be unfair to previous homeowners who have built in compliance with our ordinance.

The Chairman opened the hearing for public comment; hearing none the public portion of the hearing was closed.

A motion to deny this application was moved by Mr. Sauer, seconded by Mrs. Brown. Roll call vote in favor of denial: J. Sauer, yes; B. Brown, yes; Palinsky, yes; Calderaro, yes; Zylinski, yes; Marino, yes; Howard, yes.

New Business:

Adjourn:

A motion to adjourn was made by Mr. Zylinski, seconded by Mr. Sauer with all present voting in favor. The Regular meeting was adjourned at approximately 8:05 p.m.

Respectfully submitted,

Joyce Deutsch, Secretary