



TOWNSHIP OF GALLOWAY
DEPARTMENT OF COMMUNITY DEVELOPMENT
PLANNING AND ZONING BOARDS

300 E. JIMMIE LEEDS ROAD GALLOWAY, NJ 08205
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Pamela K. Alleyne
Planning/Zoning Board Administrator

MINUTES
GALLOWAY TOWNSHIP
ZONING BOARD OF ADJUSTMENT
MAY 9, 2013

Present: Chris Coleman, Michael Greb, Jerry Hauslet, Robert Mayer, Paul McColgan, Mark Sykes and Bill Wrigley

Absent: Frank Gargione and Ronald Huber

Approval of Minutes: April 11, 2013

Approval of Decision & Resolution: #2-13 Torres and #3-13 Norman

Resolutions were adopted as presented

New Appeals:

#5-13 Matthew & Alice Caivano
719 Lindbergh Avenue
B. 1259 L. 8

Zoning District: CV (Conservation District)

Interpretation for a Certificate of Non-Conformity

Proposed: The property contains a preexisting, non-conforming use; single family dwelling in the CV zone, and a preexisting, non conforming structure (dwelling and attached walkways) with respect to the side and rear yard setbacks and building and site coverage that have protected zoning status pursuant to N.J.S.A. 40:55D-68. The residence was constructed in or about 1947 predating the Townships first zoning ordinance adopted in 1961.

The variances are identified as follows: Westerly Side Yard Setback 1.1' whereas 30' is required; Easterly Side Yard Setback 18.5' whereas 30' is required; the residential structure extends 12' over Nacote Creek and the rear yard property line; Building Coverage of 12% whereas 5% is permitted; Site Coverage of 20% where 5% is permitted and Site Coverage of 6% where 5% is permitted.

Tom Darcy represented the applicants.

The applicant wishes to repair the existing dwelling and walkways either at their current location and elevation, or by raising the dwelling and walkways approximately 4+ ft to 9+ feet over top of its existing footprint with the same approximate front, side and rear setbacks to be more consistent with the current or future FEMA flood hazard regulations does not constitute an expansion of a non-conforming use or expansion of a non-conforming bulk conditions.

Professional Reports were not issued.

No Public Comments

Motion to approve application #5-2013 Caivano; Certificate of Non-Conformity was made by Hauslet and Wrigley 2nd the motion.

Those voting in favor: Coleman, Greb, Hauslet, Mayer, McColgan, Sykes and Wrigley

Meeting Adjourned

7:00 pm

Pamela Alleyne, Administrator