

Thursday, March 12, 2015

WEYMOUTH TOWNSHIP ZONING BOARD OF ADJUSTMENT:

A regular monthly meeting of the Weymouth Township Zoning Board of Adjustment was called to order, on the above date, by Michael A. Hogan, Vice-chairman, at 7:31 P.M., prevailing time.

The Vice--chairman invited all in attendance to participate in the salute to the flag of our country.

As required in Chapter 231 of the Laws of 1975, The Open Public Meetings Act, or "Sunshine Law," was read by Dominick P. Messina, Secretary.

Roll call:

Henry Goldsmith - Chairman	Absent - Called Absent in advance.
Michael A. Hogan - Vice-chairman	Present
Christopher P. Egbert	Present
Louw-Shiang Liu	Present
Andrea Mariner	Absent - Called Absent in advance.
John A. Rodger, Jr.	Present
Kenneth Tobias	Absent
George Chapman - Alt. #1	Absent - Called Absent in advance.
Philip R. Merlock - Alt. #2	Present

Also in attendance were:

Dominick P. Messina - Secretary.
Frank Di Domenico, Esquire - Solicitor.
Joseph E. Johnston, P.E., P.P., C.M.E. - Engineer/Planner

Minutes of the previous meeting, Thursday, January 8, 2015 were approved as written on a motion by Louw-Shiang Liu; seconded by John A. Rodgers, Jr.. Voice vote: All-in-favor.

Communication/Correspondence - None.

At this time, the Chairman suspended the regular order of business to allow a pending Application to be heard.

Application 02/06/2015-ZBA, prepared by Shawn A. Torti, #52 Cape May Avenue, Dorothy, N.J. 08317 was introduced.

The Board's solicitor deemed the Application complete, and then swore in the Applicant.

The property which was the subject of this Application is known on the Weymouth Township Tax Map as Block 10, Lot 29, and located in a PVR (Pinelands Village Residential) 5.0 Acre Zone. Note: This is also the Applicant's residence.

The Applicant was seeking a Bulk Variance, so as to allow the construction of a 32' X 32' Pole Barn where a 500 Square Foot Maximum size accessory structure is permitted, and 1,024 Square feet are proposed.

The Applicant testified that the Pole Barn would be utilized as storage for his personal tractor.

- Also:
1. There would not be any electrical service to the structure.
 2. There would no heat supply in or to the structure.
 3. There would not be any plumbing installed in the structure
 4. The flooring will be stone.
 5. There will not be any business conducted from, or within, the structure.
 6. All required setbacks are met.

Following the introduction, and a short discussion among the Board Members, a motion was made by John A. Rodgers, Jr.; seconded by Louw-Shiang Liu, that the meeting be opened to the public. Voice vote: All-in-favor.

Mr. Kevin Sink, who resides at #54 Cape May Avenue, Dorothy, N.J. 08317, asked to see Mr. Torti's Site Plan, to establish where in relationship to his property the Pole Barn was to be located. Also, Mr. Sink questioned the heating of the building, especially if there would be a wood burning stove.

Following public comments and questions, a motion was made by John A. Rodgers, Jr.; seconded by Christopher P. Egbert, that the meeting be closed to the public. Voice vote: All-in-favor.

A motion was made by Louw-Shiang Liu; seconded by Christopher P. Egbert, to approve the relief sought by the Applicant.

Roll call:

Christopher P. Egbert	Yes
Louw-Shiang Liu	Yes
John A Rodgers, Jr.	Yes
Philip R. Merlock	Yes
Michael A. Hogan	Yes

The Vice-chairman then returned to the regular order of business.

The Zoning Officer's Report for the Months of January, and February, 2015 were received on a motion by Christopher P. Egbert; seconded by Louw-Shiang Liu. Voice vote: All-in-favor.

The Code Enforcement Officer's Report for the Month of February, 2015 was received on a motion by Louw-Shiang Liu; seconded by Christopher P. Egbert. Voice vote: All-in-favor.

Vouchers submitted for payment - None.

Resolutions to be memorialized - None.

Old Business - None.

Planning Board - None.

Environmental Commission - Michael A. Hogan reported that cleaning along Walker's Forge Road is ongoing, and this street cleaning is to eventually include the area around the 11th Avenue Bridge.

Announcements - The Secretary announced that The Vice-chairman and Secretary had signed to 2015 Contracts with regard to the Solicitor and Engineer/Planner.

A motion was made by Louw-Shiang Liu; seconded by Christopher P. Egbert, that the meeting be opened to the public. Voice vote: All-in-favor.

Mr. Richard Hahn, a property owner with 200' of the previously mentioned Applicant's property, asked why he had received the notice of the proposed Variance Application. The Solicitor explained the legal necessity. Mr. Hahn did not have any objection to the granting of the Variance.

A motion was made Louw-Shiang Liu; seconded by John A. Rodgers, Jr., that the meeting be closed to the public. Voice vote: All-in-favor.

A motion for adjournment was made by Louw-Shiang Liu; seconded by Christopher P. Egbert, at 7:55 P.M., prevailing time. Voice vote: All-in-favor.

Respectfully submitted

Dominick P. Messina, Sec'y.