

**ZONING BOARD OF ADJUSTMENT
AGENDA**

**FEBRUARY 3, 2025
7:00 P. M.**

DRAFT

Updated 1/30/25

- 1. ROLL CALL**
- 2. SALUTE TO THE FLAG**
- 3. APPROVAL OF MINUTES OF JANUARY 6, 2025**
- 4. CORRESPONDENCE**
- 5. OLD BUSINESS**
- 6. NEW BUSINESS**

Appeal # 4330 – PL,LLC, Clearstream Road, Block 2 Lot 120.02 R-40 zone. To further subdivided the existing flag lot into 2 fully conforming residential flag lots.

Appeal # 4334 - R26MSE922B, LLC – Cedarbridge Avenue- Block 1165, 1174, 1175, 1184, 1185, 1186, 1187, 1195, 1197, various lots, ABC (Airport Business Commercial) zone. Minor subdivision to create 2 lots for commercial use.

Appeal # 4335 – R26MSE922B, LLC – Cedarbridge Avenue, Block 1165, 1174, 1175, 1184, 1185, 1186, 1187, 1195, 1197, various lots, ABC (Airport Business Commercial) Zone. Use variance requested for the construction of self storage facility and warehouse.

Appeal # 4329 – SK Prospect Lakewood, LLC, Pittman Court, Block 490 Lot 1.02 M-1 zone. Subdivision to create 8 duplexes lots and 1 single residential unit.

Appeal # 4325 – 1501 Prospect Street, LLC, 1501 Prospect Street, Block 391 Lots 19 & 21.01, M-1 zone. Use and density variances requested to construct duplexes.

REQUEST TO CARRY - Appeal # 4340 – Mikvah of Miller Road LLC, Adams Street & Miller Road, Block 7 Lot 33.02 – To construct a mikvah

RESOLUTIONS

Appeal # 4115 – Hampton Development, Block 248 Lot 65.01. Resolution to approve a one year extension until 11/14/25.

Appeal # 4312A -Naomi Stavsky (Gorelick), 1185 Monmouth Avenue, Block 150.06 Lot 12, R-10 zone. Amend resolution for front yard setback to be 26.58.

Appeal # 3913B – Congregation Tiferes Shulem, 415 Monmouth Avenue. Block 159 Lot 18.01, Amended resolution for lot number.

Appeal #4327 – MMW Wagner Irrevocable Trust, 212 Williams Street, Block 423.03 Lot 7, R-12 zone. Resolution to approve the construction of a dwelling with variances approved for front, side setback and building coverage.

Appeal # 4333 – 535 County Line, LLC, 525 East County Line Road, OT Zone. Resolution to deny the construction of 6 duplexes.

Appeal # 4336 – Congregation Zichron Yosef Aryeh Inc., 653 6th Street, Block 47 Lot 12, R-12 zone. Resolution to approve the construction of an addition approving variances for front setback and side yard setback.