

MATAWAN ZONING BOARD
MINUTES OF OCTOBER 23, 1984

Meeting called to order at 8:00 P.M. by Secretary, Gladys Holub, who led with the pledge of allegiance.

Present at roll call: John Cummings, Gladys Holub, Richard Lewis,
John McKenna, Jack Shepherd

Absent at roll call: John Engle, Dennis Rike

Also in attendance: Bill Meggison, Alternate (sat in for Dennis Rike)
George Leary, Alternate (sat in for John Engle)
Frederick Neimann, Attorney
James Martin, Zoning Officer

Motion by John McKenna - seconded by Jack Shepherd to dispense with the reading of the minutes of the previous meeting.

New Business:

Application #84-17 - Frederick J. Kalma
84 Main St., Matawan, New Jersey
Lot #5 - Block #7

Applicant seeking a variance to erect a 3'-6" free standing ground sign, 2 ft. from grade and ordinance requires 10 ft. from grade for bottom of sign.

Mr. Leonard Atlas, attorney represented Mr. Kalma. Mr. Atlas said the sign will be similar in nature to Bartholomew's. There were no objectors.

Motion by John Cummings - it was seconded by Gladys Holub to grant variance.

Vote: All members voted yes. Applicant must advertise in newspaper that variance was granted.

Application #84-14 - John and Claire Lockwood
92 Freneau Avenue, Matawan, New Jersey
Lot #17 - Block #121

Applicant seeking a variance to construct a 11'-0" x 10'-0" addition to the rear elevation of existing one story frame structure which has insufficient front yard set-back. Variance needed for additional storage space and offices for his construction business. There were no objectors.

Motion by John Cummings - seconded by Bill Meggison for straw vote. Applicant will advertise in newspaper that variance was granted and from date of resolution there is a 45 day waiting period. If construction is started prior to the 45 day period, applicant will proceed at his own risk.

Vote: All voted yes

Applicant #84-15 - Kenneth and Mary Dolinick
3 Kourtney Lane, Matawan, New Jersey
Lot #66 - Block #47A

The reason for this application is to permit construction of an enclosed porch with insufficient front and rear yard set-back.

Gladys Holub disqualified herself because she resides within 200 ft. of the applicant. There were no objectors.

Motion by Jack Shepherd - seconded by John Cummings for a straw vote. The same applies here - applicant must advertise in newspaper that variance was granted, and from date of resolution there is a 45 day waiting period. If construction is started prior to the 45 day period, applicant will proceed at his own risk. All members voted yes.

Application #84-16 - Richard Rehmeier
46 Ravine Drive, Matawan, New Jersey
Lot 13-A - Block #82

Applicant seeking a variance to construct a second story to a one story existing building that has insufficient lot width and front yard depth. This addition will double the square footage when completed. There were no objectors

Motion by John Cummings, seconded by Bill Meggison for a straw vote. All members voted yes. The same applies here as previous applications.

Old Business:

Application #84-13 - Theodore and John Osipowitz
t/a Martin & Brown, Inc.
Attorney for applicant - Mr. Wade

The Board again postponed the granting of a use variance to applicant until they receive approval from DEP and the Borough Engineer. The Board feels they do not have sufficient information to grant variance.

Applicant submitted a letter to the Board from Mr. Sparmo of EPA regarding the Applicability Determination of the property in question. Gladys Holub, acting as chairperson, said she could not accept this letter since it was unprofessional. Applicant will obtain an original copy from EPA.

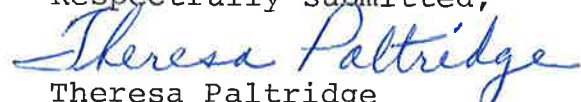
Board also questioned whether the storage of such materials at this site would be visible to the proposed cluster housing development being built across the meadows from this site.

James Ferrano, real estate expert, Highway 34, Matawan felt that since the site is set back by 200 ft. from Main Street, only commuters would be able to see the storage facility. He feels that the intended use is compatible with other businesses in the area.

John Osipowitz said that the EPA has already visited the site and expressed no concern over its location, and that they are safe because the land doesn't fall into the wetlands area.

As requested by Gladys Holub, I have written a letter to Mr. Nebenzahl and enclosed the necessary information for this application, so that he will be able to review it before the meeting of November 27, 1984.

Respectfully submitted,


Theresa Paltridge
Recording Secretary