

**FLORENCE TOWNSHIP ZONING BOARD OF ADJUSTMENT
REGULAR MEETING – THURSDAY, JULY 7, 2016
7:30 P.M.**

FINAL AGENDA

1. CALL TO ORDER AND SALUTE TO THE FLAG
2. SUNSHINE STATEMENT
3. ROLL CALL
4. APPLICATIONS

- A. Application ZB#2015-15 for Matthew Everett. Applicant is requesting a Use variance to allow legalization and continuation of a non-conforming commercial use (roadside mechanic business), as well as the construction of an approximately 30' x 50' x 16' pole barn to house both personal vehicles and equipment associated with the mechanic business on property located at 2030 Bustleton Road, Florence Township. Block 170, Lot 3.04.

Aaron Liller, Esq.

Application received on October 23, 2015 and was scheduled for public hearing on the December 7, 2015 meeting but was postponed due to insufficient public notice. Public hearing was opened on January 11, 2016 and continued at the Request of the applicant to July 7, 2016.

REPORTS/CORRESPONDENCE

ZB#2015-15A Letter from Matthew Everett requesting dismissal of application received June 7, 2016.

- B. Application ZB#2016-06 for Francisca Santiago. Applicant is requesting a Use Variance to legalize an existing apartment on the second floor of the residence which will include separate cooking, bathroom and sleeping rooms located at 320 W. Fifth Street, Florence. Block 40, Lot 5.

Application received on June 7, 2016.

REPORTS/CORRESPONDENCE

ZB#2016-06A Letter from Board Engineer Anthony LaRosa dated June 22, 2016.

ZB#2016-06B Letter from Board Planner Barbara Fegley dated June 30, 2016

5. RESOLUTIONS

- A. Resolution ZB-2016-11 granting the application of Heather Przbylko for a bulk variance for impervious lot coverage to permit installation of an in-ground swimming pool and associated concrete walkways and concrete patio on property located at 619 Seaman Drive, Florence. Block 156.07, Lot 10.
- B. Resolution ZB-2016-12 denying the application of The Salt & Light Co for Use and bulk variances to convert a vacant building that was previously approved for 4 market rate residential condominium units to 8 one bedroom affordable apartments on property located at 111 Norman Avenue, Roebling. Block 118, Lot 20.

6. MINUTES

7. CORRESPONDENCE

- A. Compliance Review Letter for 150 Alden Property, ZB#2015-16 from Maser Consulting dated June 20, 2016.
- B. Compliance Review Letter for 150 Alden Property, ZB#2015-16 from Environmental Resolutions, Inc. dated June 20, 2016.
- C. 2017 Meeting Schedule for review.

8. VOUCHERS

9. OTHER BUSINESS

10. PUBLIC COMMENTS

ADJOURNMENT