

**TOWNSHIP OF MORRIS
BOARD OF ADJUSTMENT
REGULAR MEETING AGENDA
JULY 26, 2021**

PLEASE TAKE NOTICE that in order to comply with the executive orders signed by the Governor and in an effort to follow best practices recommended by the CDC. the regular meeting of the Township of Morris Board of Adjustment will be held remotely via Zoom at 7:30 P.M. on Monday, July 26, 2021, in the Municipal Building, 50 Woodland Avenue, Township of Morris, N.J. for all Board members, Board Professionals, Applicants and/or their professionals, objectors' professionals and all other members of the public.

In order to login, you will need the Zoom application loaded on your device (you may download for free) then,

You may login to the meeting using one of these three methods;

- Click here:<https://us02web.zoom.us/j/88936704059?pwd=b0jkL0oxL3Boc3Jzb0F0cExBems0dz09>
- Or go directly to the Zoom Meetings website www.zoom.us.com and click on the JOIN MEETING and enter:
Meeting ID: 889 3670 4059
Password: 361327
- Or by phone at 1-929-205-6099 and enter
Meeting ID: 889 3670 4059
Password: 361327

AGENDA

1. Call to order
2. Statement of Adequate Notice
3. Pledge of Allegiance

Resolution

Consideration of the following resolutions thereby memorializing the action taken by the Board at the June 28, 2021 meeting.

4. BA-12-21 Marco & Fernanda Lima
Block 1806, Lot 5, 70 Ketch Road, RA-25 zone, Section C.

Applicant proposes construction of an inground pool creating a side yard setback of 21 feet where 30 feet is required and a rear yard setback of 20 feet where 40 feet is required.

Approval

Roll Call (voting members): Mr. Goldberg, Ms. Olivo-Moore, Mr. Kramer, Mr. Benoit,
Mr. Shuster, Mr. Woodford

5. BA-14-21 Andrea & Michael Morhardt
Block 3806, Lot 17, 37 Fairmount Avenue, RA-15 zone, Section C.

Applicant proposes construction of an addition, deck and an above ground pool. The proposed addition will create a left side yard setback of 17.40 feet where 30 feet is required a right-side yard setback of 9.40 feet where 20 feet is required and a combined side yard setback of 26.8 feet where 50 feet is required. The proposed above ground pool will also create a side yard setback of 22 feet where 35 feet is required. Applicant also proposes to expand existing shed to a 10 x 16 creating a side yard setback of 5 feet where 20 feet is required and a rear yard of 7 feet where 25 feet is required.

Approval

Roll Call (voting members): Mr. Goldberg, Ms. Rothman, Mr. Williams, Mr. Kramer,
Mr. Benoit, Mr. Shuster, Mr. Woodford

6. BA-15-19, Guillermina Cardona
Block 10306, Lot 1, 16 Hervey Street, RA-7 zone.

Request for an extension of approval.

Approval

Roll Call (voting members): Mr. Goldberg, Ms. Rothman, Mr. Williams, Mr. Kramer,
Mr. Benoit, Mr. Shuster, Mr. Woodford

7. BA-16-17 Jeff & Lisa Klein
Block 6503, Lot 36, 11 Alvord Road, RA-35 zone.

Request for an extension of approval.

Approval

Roll Call (voting members): Mr. Goldberg, Ms. Rothman, Mr. Williams, Mr. Kramer,
Mr. Benoit, Mr. Shuster, Mr. Woodford

Public Hearings

8. BA-15-21 Evan Carlson
Block 8408, Lot 18, 18 Crescent Drive, RA-15 zone, Section C.

Applicant proposes construction of an addition creating a side yard setback of 9.03 feet where 20 feet is required and creating a combined side yard setback of 39.59 feet where 50 feet is required. Applicant also seeks a variance for the expansion of a non-conforming structure. Click [here](#) to view the plan.

9. BA-16-21 Jennifer & Michael DiDomenico
Block 205, Lot 10, 12 Delmar Avenue, RA-7 zone, Section C.

Applicant proposes construction of a second story addition with pre-existing non-conforming side yard setback of 7.9 feet where 10 feet is required and a combined side yard setback of 14.7 feet where 20 feet is required, and a front yard setback of 16.9 feet where 25 feet is required. Applicant also seeks a variance for the expansion of a non-conforming structure. Click [here](#) to view the plan.

10. BA-17-21 Vincent Lia & Jessica Diamond
Block 3906, Lot 2, 8 Locust Street, RA-11 zone, Section C.

Applicant proposes construction of a one-story addition, dormer and deck with a pre-existing side yard setback of 1.5 feet where 15 feet is required and creating a combined side yard setback of 22.5 feet where 40 feet is required. Applicant also seeks a variance for expansion of a non-conforming structure. Click [here](#) to view the plan.

11. BA-18-21 David & Mimi Tahan
Block 8003, Lot 55, 20 Arbor Way, RA-15 zone, Section C.

Applicant proposes construction of an addition creating a side yard setback of 16.2 feet where 20 feet is required and creating a combined side yard setback of 31.3 feet where 50 feet is required. Applicant also seeks a variance for expansion of a non-conforming structure. Click [here](#) to view the plan.

12. **Closed Session** (if any)

13. **Other Matters**

- 1 Whippany Road, LLC

14. Adjournment


Sonia Santiago, Secretary

Please note that in all matters presented by applicants, the Board's function is quasijudicial and therefore formal action is always taken when the matter reaches hearing. Participation in the hearing is vital to any interested member of the public. It is difficult to determine whether a matter on the agenda will be reached for a hearing. Therefore, reliance should not be placed on the estimate of whether formal action is or is not anticipated. If a matter is on the agenda your rights can only be protected by attending the meeting.

Dated: July 20, 2021

Distribution: Chairman and Members (9), Board Attorney, Township Engineer, Township Committee, Township Administrator, Township Attorney, Township Tax Assessor, Bulletin Board, Daily Record, Morris News Bee, Star Ledger, Historic Preservation Committee