MINUTES OF THE BOARD OF ADJUSTMENT MEETING
Thursday January 12, 2023

Present:

Chairman Dan McGinley	Vice Chairman Weston
Mr. Pat Liska	Ms. Genevieve Murphy-Bradacs
Christy DiBartolo	Mr. Paul Mathewson
Mr. Kevin Ryan, Alternate #1	
Mr. Michael Piromalli, Board Attorney	Mrs. Ashley Neale, Board Secretary

Meeting called to order at 8:03 P.M. by Chairman McGinley. Open Public Meetings Act Statement is read by Secretary Mrs. Neale.

Pledge of Allegiance

Approval Minutes

Chairman McGinley asks for a motion to approve minutes from the Regular meetings held on September 8, 2022. Mr. Liska makes the motion, Mr. Ryan seconds. Ms. DiBartolo abstains. All others present vote in favor.

Resolutions

Chairman McGinley asks for a motion to approve Resolution 2023-01 Memorializing the Withdrawl of Application 2019-12 for 251 ½ Grove Avenue. Mr. Liska makes the motion, and Vice Chairman Weston seconds. Mr. Liska, Ms. Murphy-Bradacs, Ms. DiBartolo, and Vice Chairman Weston vote to approve.

New Business

Chairman McGinley notes that at the last meeting the Board started discussion the 2021 Annual Report and the 2022 Annual Report has also been prepared for the Boards review. He asks if anyone from the Board has any comment or questions regarding the 2021 report. Ms. DiBartolo asks for clarification on the audience of the report and the purpose. Mr. Piromalli gives a brief background on the purpose of the report, noting this is the Board opportunity to make recommendations to the Township Council and Planning Board on any changes they would like to see to the Zoning Ordinance in the future. Mr. Piromalli continues by explaining the current Zoning Ordinance is extremely comprehensive and that some parts may be better fit for a Site Plan Ordinance, and suggest that the Board may include that under recommendations. There is some discussion among the Board regarding Zoning Ordinance and Site Plan ordinances, and the processes of Site Plan review and the difference between variances versus waivers. There is discussion among the Board about what burden splitting the Zoning and Site Plan ordinance would the Board be relieved of. Ms. Murphy-Bradacs suggests adding a recommendation for clearer definitions throughout the ordinance and the specificity of listed uses. Ms. DiBartolo suggests re-examining the Town Center Zone and possibly extending it. Ms. DiBartolo adds that she would like to see more street context when applications are submitted. There is discussions regarding Board members visiting the site, and getting ID badges for the Board members. Mr. Piromalli suggests adding a street scare view as part of the application submission requirements. Mr. Ryan asks if there were any specific suggestions on how to educate the public on how to avoid being in violation of the Zoning Code. Chairman McGinley suggests a yearly notice from the Township to everyone that would notify the residents. Ms. DiBartolo suggests posting information to the website or Township Facebook page.

Adjourn

There was a unanimous agreement to adjourn at 8:47 PM.

Respectfully submitted,

Ashley Neale
Board of Adjustment Secretary

PLEASE NOTE: Meeting minutes are a summation of the hearing. If you are interested in a verbatim transcript from this or any proceeding, please contact the Board of Adjustment Secretary at 973-857-4777.