

THE HADDON TOWNSHIP PLANNING/ZONING BOARD

AGENDA

Monday July 19, 2021

A Work Session meeting of the Planning/Zoning Board of the Township of Haddon will be held on Monday July 19, 2021 in the Haddon Township Municipal Building located at 135 Haddon Avenue, Haddon Township, New Jersey. Starting time is 7:30 P.M>

Flag Salute

Confirmation of Sunshine Law

Chapter 231, Public Law 1975 requires adequate notice of this meeting be provided by specifying time, place and agenda. This has been done by mailing a copy of the agenda to the Courier-Post and The Retrospect Newspapers and by posting on two bulletin boards in the municipal Building.

Roll Call

Old Business:

New Business

Application 21-26 – Block 19.09 Lot 9 – Zone R-1 – 302 Evergreen Avenue – Tim and Renee Meany – Applicants are requesting to build a 14' x 24' Shed in rear yard along with any and all variances, waivers deemed necessary to approve this application.

Application 21-28 – Block 12.01 Lot 10 – Zone C-2 – 18 MacArthur Blvd – Sarroc, Inc. Applicant is seeking a USE variance relief due to the alteration of a preexisting, nonconforming use. Also, a minor site plan approval, and new signage approval, along with any and all variances, waivers, deemed necessary to approval this application.

Application 21-29 – Block 27.10 Lot 22 – Zone R-2 –53 Stratford Avenue – Kelsey & Jake Martin. Applicants are seeking approval to construct an addition. Needing relief of Lot frontage and accessory building side yard along with any and all other variances, waivers deemed necessary to approve this application.

Application 21-30 – Block 27.15 Lot 34 – Zone R-2 – 228 Lawnside Avenue – Daniel S nelson – Applicant is seeking approval to convert existing attached garage into living space. Needs relief of front yard parking, with any and all variances, waivers deemed necessary to approve this application.

Application 21-31 – Block 11.02 Lot 7 – Zone R-1 – 234 Bradley Avenue – Jake & Kelsey Martin – Applicant is seeking to convert carport into living space seeking relief of front yard parking, along with any and all other variances, waivers deemed necessary to approve this application.

Application 21-32 – Block 15.02 Lot 48 – Zone R-1 – 514 Homestead Avenue – Jeff and Kelly McIlvaine – Applicants are seeking to build an addition to the rear of the dwelling. Seeking relief of 6 feet of aggregate relief, along with any and all other variances, waivers deemed necessary to approve this application.

Application 21-33 – Block 15.09 Lot 23 – Zone R1 – 264 Crystal Terrace – Craig & Julia Lyons – applicants are seeking to construct a new front porch and second floor dormers. Seeking pre-existing, non-conforming lot area, lot width, lot frontage, lot depth, front yard setback, along with any and all other variances, waivers deemed necessary to approve this application.

Application 21-34 – Block 6.02 Lots 12-20 – Zone C3 – 700 Black Horse Pike – Lembesis Real Estate LLC (Rexy's Bar & Restaurant). Applicant is seeking variance from 142-37(B) (R2 Zone) to allow principal use of lots 19-20 as parking to service Rexy's Restaurant Use Lots 13-18 and to allow Lot 12 to serve as storage/accessory function and parking for Rexy's (no residential function) and a variance from 142-37(H) front yard of 2.1' setback allowing expansion structure of 3,700 square feet consistent with existing condition: 142-37(B)(4) Lots 12, 19 and 20 to 90+ % impervious coverage where 60% is allowed, 142-37 H (u) (Lots 13-18) building coverage of 80% where 30% is allowed 142-45 reduction/waiver of 6' buffer 142-39 landscaping of parking area, lighting, percentage of permitted coverage (>35%) elimination of loading mandate, reduction of spaces from 93 to allow 56 (142-39(B)(7)(Q) 142-39 (B) loading along with any and all other variances, waivers deemed necessary to approve this application.

Application 21-35 Block 28.08 Lot 1 Zone R1 – 426 Bradford Avenue – Jeff Brummer – Applicant is seeking to convert garage into living space, seeking front yard parking relief and any and all other variances, waivers deemed necessary to approve this application.

Zoning Office report – Lee Palo

Next Meeting – Regular Meeting – Thursday August 5, 2021 in the Municipal Building
Work Session Meeting – Monday August 16, 2021

Respectfully submitted

Bonnie Richards, Secretary