

THE TOWNSHIP OF HADDON PLANNING/ZONING BOARD MEETING  
AGENDA  
THURSDAY July 6, 2023

A regular meeting of the Planning/Zoning Board of the Township of Haddon will be held on THURSDAY July 6, 2023, in the Municipal Building meeting room (2<sup>nd</sup> floor), located at 135 Haddon Avenue, Haddon Township, New Jersey.

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

Richard Rotz – IV – Regular Member  
John Foley- IV – Regular Member  
Vacant – IV – Regular Member  
Joe Buono – IV – regular member  
Marguerite Downham – IV – Environmental – Regular Member  
Greg Wells IV – Regular Member  
Frank Ryan – Mayor Designee – Regular Member  
Ryan Linhart – Commissioner – Regular Member  
James Stevenson – II - Employee – Regular member  
Renee Bergman – Alternate #1  
Jose Calves – Alternate #2  
Chris Jandoli – Alternate #3  
Meredith Kirschner – Alternate #4

Approval of Minutes from June 1, 2023

**Old Business:** Block 21.06 Lot 5 – Zone C-4 – 239 Haddon Avenue – PT82 LLC – This is a continuation from the June Meeting. Applicant is seeking a minor subdivision and Use Variance asking for any and all variances, waivers deemed necessary to approve this application.

**New Business:**

Application 23-14 – Block 15.06 Lot 3 – Zone R1 – 225 Hopkins Road – David Feldstein – Applicant is seeking to construct and addition. Seeking relief from 142-37A (4) Lot Area required 10,000 sq. ft. existing 9,000 sq. ft. relief of 1,000 sq. ft., Lot Frontage required 75' existing 50' needs relief of 15', Lot Width – required 75' exists 50' seeking relief of 15', Side yard setback (one Side) required 10' exists 5.93' needs relief of 4.07', Total side yards required 25' exists 6.12' needs relief of 8.88' along with any and all other variances, waivers deemed necessary to approve this application.

Application 23-17 – Block 8.10 Lot 26 – Zone C1 - 931 White Horse Pike – Colombo Development LLC – Applicant is seeking Preliminary and Final major Site plan approval for the construction of a 10, 440 sq. ft. multi-tenant retail building with 31 on-site parking spaces, along with any and all other variances, waivers deemed necessary to approve this application.

Application 23-18 – Block 5.03 Lot 3 – Zone R2 – 404 Wilson Avenue – Gregg J DiSantis – Applicant is seeking to construct a 12’ x 24’ Shed any and all variances, waivers deemed necessary to approve this application.

Application 23-19 – Block 28.13 Lot 16 – Zone R1 – 316 S Park Drive – Carla Severino – Applicant is seeking to construct a 2<sup>nd</sup> story addition over existing footprint, Seeking relief from Lot Area, Lot Width, Lot Frontage, Impervious Coverage, Side Yard (single) side yard aggregate. All pre-existing non-conforming. Along with any and all other variances, waivers deemed

Application 23-20 – Block 20.01 Lot 2 – Zone R2 – 27 Lindis Farne Avenue – Matthew Ciancaglini - Applicant is seeking to construct an 48sf. Addition and a new deck with stairs. Seeking any and all variances, waivers deemed necessary to approve this application.

Application 23-21 – Block 6.03 Lot 10 & 11 – Zone R2 – 27 Washington Avenue – Aaron Novak – Applicant is seeking to install a 5’ and 4’ Fence in side and front yards where only 3’ is allowed, along with any and all other variances, waivers deemed necessary to approve this application.

**Resolution:**

23-15 – 302 Yale Road

23-12 – 226 Morgan Avenue

23-16 – 128 Marshall Avenue

Public Comment

Zoning Office Report – Lee Palo

Next Meeting – Thursday, August 3, 2023

Respectfully submitted

Bonnie Richards, Secretary