

**Regular Meeting
Board of Adjustment
January 22, 2020**

Present:

Steven Pylypchuk
Mr. Scott Wild
Barbara McNally
Ms. Beth Wall
Chris Hayes
Mr. James Bednarz
Ms. Noelle Nish
Mr. Thomas Ferrara

Absent:

Mr. Charles Hovis

Board Professionals Present:

David Brady, Board Attorney
James Campbell, Adm Officer
Phil Abramson, Board Planner
Michael Textores – Board Engineer

The meeting was called to order by Chairman Bednarz and read the Statement of Adequate Notice that was provided as required by the Open Public Meetings Act by written notice. Said notice was given to the Daily Record, posted on the Town of Morristown Bulletin Board, and filed with the Clerk of the Town of Morristown on January 15, 2020 and copies of this notice were mailed to all persons, complying with the regulations providing for the mailing of said notice at least 48 hours prior to the time of this meeting. I direct that this statement together with a copy of said notice be incorporated in to the minutes.

Board Member Thomas Ferrara we sworn in as Alt # 2

Roll call of members taken by Mr. Campbell as listed above

Minutes –Minutes from the December 18, 2019 & January 9, 2020 meeting.
Motion to approve by Wild, second by McNally. All members in favor

Old Business –

Resolutions -

a.) None

7.) Public Hearings:

a.) Carried from the January 15, 2020 meeting, Appeal # 2469 of Dawn Marcelliano, owner of property situate block 7402, lot 8, known as 14 Farragut Place, Morristown NJ, requesting C Variances in conjunction with proposed front yard parking area, installation of hot tub and back up generator

Application carried to the Feb 5, 2020 meeting

b.) Carried from the January 15, 2020 meeting, Appeal # 2472 of Kirsten Sechler & Frank Garcia Montes, owners of property situate block 7701, lot 9, known as 27 Western Avenue, Morristown NJ, requesting C Variance to add a bathroom & bedroom to an existing finished attic space

Application carried to the Feb 5, 2020 meeting

c.) Carried from the January 15, 2020 Meeting, Appeal # 2448 of Claremont Properties Inc, purchaser under contract of property situate block 5906, lots 10, 11 & 12, known as 16, 24 & 28 Schuyler Place, Morristown NJ, requesting Major Site plan with C & D Variances in conjunction with a proposed 28 unit residential building with parking & rooftop amenity

Application carried to the Feb 5, 2020 meeting

d.) Carried from the January 15, 2020 meeting, Appeal # 2463 of Benjamin Gruber, owner of property situate block 4303, lot 1, known as 59 Franklin Street, Morristown NJ, requesting C & D Variances in conjunction with Major Site Plan approval to enlarge existing Doctors office and residential unit as well as a second principle structure with parking

Application carried to the Feb 5, 2020 meeting

e.) Carried from the December 18, 2019 meeting, Appeal # 2451 of 32 MLK Ave LLC, owner of property situate block 2301, lot 4, known as 32 Martin Luther King Avenue, Morristown NJ, requesting C Variances for impervious coverage and parking within the side yard setback

Ryan Silvia – Attorney for applicant

Summary of previous meetings

Witness # 1 – Richard Schomer – PE

Summary of revise site plan with new two car garage proposed

Ex A401 – Colorized site plan showing landscape & drainage plan

Extension of new fence

Imp coverage down to 68.2%

Review of garage details & board reports

Board Questions –

Public Questions/ Comments – None

Board Deliberation

Motion to approve by Nish, second by McNally. All eligible members in favor

Motion to adjourn meeting by Hayes, second by Nish

