**BOROUGH OF STONE HARBOR, NEW JERSEY**

**ZONING BOARD OF ADJUSTMENT**

**HYBRID MEETING**

**May 3rd, 2021**

1. Call to Order

2. Pledge of Allegiance

3. Open Public Meeting Act Announcement

4. **ROLL CALL**

Mr. Ross Mrs. Parzych

Mr. Gensemer Ms. Jones Dr. McAllister Mr. Lide

Ms. Laughlin Chairman Caracciolo

5. **APPROVE MINUTES: April 5th, 2021**

Mr. Ross Mrs. Parzych

Mr. Gensemer Ms. Jones Dr. McAllister Mr. Lide

Ms. Laughlin Chairman Caracciolo

6. **OATHS OF OFFICE AND ALLEGIENCE-** Marty Cahill

7. **OLD BUSINESS: MEMORIALIZE RESOLUTIONS:**

**#920-2021-** Battaglini- 230-111th St.

**#921-2021** Grace- 313 111th St.

8. **NEW BUSINESS:**

**HEARING:**

**#924-2021** Applicant’s Name & Address: Lawrence Berran

117 Trot Lane

West Chester, PA 19380

Owner’s Name & Address: Same

Subject Property: 9400 First Ave

Stone Harbor, NJ 08247

Block and Lots: Bl: 94.01 Lot(s): 23.01, 24.01, 25.01, 26.01

Applicant requests multiple Variances for maximum building height, maximum number of habitable stories and minimum side yard setback to accessory structure. Applicant seeks to convert the existing non-conforming 3 unit multi-family use into a conforming single- family residential use. Keith Davis, Esq. represents the applicant.

9. **HEARING**

**#925-2021** Applicant’s Name & Address: Steven & Pia Ems

3 Cobblestone Ct

Moorestown, NJ 08057

Owner’s Name & Address: Same

Subject Property: 20-101st Street Stone Harbor, NJ 08247

Block and Lots: Bl: 101.01 Lot(s): 19 & 20

Applicant requests C variance relief for minimum front yard setback for the swimming pool currently under construction. Keith Davis, Esq. represents the applicant.

10. **PUBLIC COMMENT**

11. **MOTION TO ADJOURN: SECONDED: TIME**: