

**Zoning Board of Adjustment**

**City of Millville**

**October 1st, 2020**

**Teleconference due to Covid-19 Pandemic**

**6:00 PM**

**1. Open Public Meeting Act Statement Of Conformance**

**Zoning Board of Adjustment**

**City of Millville**

**October 1st, 2020 Agenda**

**Teleconference due to Covid-19 Pandemic**

**6:00 PM**

**1. Open Public Meetings Act Statement of Conformance:**

“This meeting is being conducted by teleconference due to the COVID-19 PANDEMIC, was advertised, posted, and made available to the public to attend and provide public comment during the public portion of the meeting in accordance with the Open Public Meetings Act, Chapter 231, Public Laws of 1975, as required by Statute. Business will be limited to items listed on the agenda only.” Public comment will be accepted in accordance with the rules of the Zoning Board of Adjustment. The Board Secretary will be taking the names of those members of the public who wish to comment via teleconference. Please be sure to mute your phone after providing the Secretary with your name to limit outside noise during the call. You may unmute your phone when you are called upon to speak during the public portion. The secretary is directed to include a statement in the minutes of this meeting.”

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When the hearing is opened to the public you may comment or by agent or attorney and present any objections which you may have to the granting of the relief sought in the petition.

## 2. ROLL CALL\*

Mr. George LaTore	(12/31/22)
Mrs. Sheila Roselle	(12/19/21)
Mr. John Worthington, Chairman	(12/31/22)
Mr. Brian McGahhey	(12/31/20)
Mrs. Pauline Velez, Alt. I	(08/01/21)
Mr. Robert Conner, Vice-Chairman	(12/31/21)
Ms. Sharlene Johnson, Alt. II	(01/02/22)
Mr. Timothy Carty	(02/07/21)
Mrs. Veronica Chainey	(12/31/22)
Vacant, Alt III	(01/02/19)
Solicitor Nathan Van Embden, Esquire	(annual)

### 2.I. MINUTES OF THE PREVIOUS MEETING

Regular Zoning Board Meeting Minutes September 3rd, 2020.

#### 2.I.i. RESOLUTION

Resolution # 12-2020 Granting KEA Enterprise, LLC. request for “C” and “D” variances and minor site plan approval to change a renovated commercial structure from a mixed-use building to a triplex structure by converting the first floor of the commercial building into two residential unit located at 116 Mulberry Street in Block 367 Lot 4 in a B-3 Central Business Zone.

#### 2.I.i.1. CORRESPONDENCE

#### 2.I.ii. APPLICATIONS

**Azucena Garcia 314 E. Broad Street in Block 341 Lot 7. Applicant is postponed to the next meeting date of November 5<sup>th</sup> due to missing noticing deadline on the Daily Journal noticing.**

Azucena Garcia of 314 E. Broad Street in Block 341 Lot 7 in a R-5 Residential Zone

requesting "C" variances for expansion of existing non-conforming side setback of 2' 3" on the east side of the property and front setback relief.

**Christine Tonetta and Terry Bays 2035 Carmel Road in Block 4 Lot 21**

Christine Tonetta and Terry Bays of 2035 Carmel Road in Block 4 Lot 21 in an AC Agricultural Conservation District requesting "C-2" height variance for a proposed accessory structure 25ft. high.

**Anthony Rocco 623 E. Main Street in Block 450 Lot 4**

Anthony Rocco of 623 E. Main Street in Block 450 Lot 4 in a R-5 Residential Zone requesting "D" variance to operate a fitness training facility.

**2.I.ii.1. Applications And Engineer Report**

Documents:

[2035 CARMEL.PDF](#)  
[TONETTA N BAYS APPLICATION MATERIALS 456.PDF](#)  
[CHRISTINE TONETTA TERRY BAYS - PLANENG REPORT \(002\).PDF](#)  
[623 E MAIN ST.PDF](#)  
[ANTHONY ROCCO - PLANENG REPORT.PDF](#)

**2.II. OTHER BUSINESS**

**2.II.i. ADJOURNMENT**