

ZONING BOARD OF ADJUSTMENT
MINUTES
OCTOBER 25, 2011

Meeting was called to order at 6:32 PM by Mr. Black.

Roll Call:

Present	Absent	Excused
Mr. Black		
Mr. Heim		Mr. Hyrcuna
Mr. Montavani		Mr. James
Ms. Naples		Mr. Centra
	Mr. Torres	
Mr. Pusillo		
Mr. Clarkin		
Mr. DuPont		
Mr. Neibert		
Ms. Keratt		

Mr. Clarkin read the Open Public Meeting Notice.

Pledge to the flag.

Motion was made and 2nd to approve the minutes of the meetings held July 26, 2011 and September 15, 2011.

Motion was made and 2nd to approve 2012 meeting schedule all in favor.

Hearing:

ZB-11-012	Marcial Retamozo	"D" Variance/Sub Division
	Union St. B-252 L-10	

Applicant is seeking a sub division and variances to construct a duplex dwelling.

Mr. Cabrera, attorney for the applicant. Mr. Fletcher engineer and planner for the applicant. Mr. Fletcher was sworn in to testify. The applicant proposes a minor subdivision of the subject property to create two lots to permit the construction of two attached single-family houses, each with three bedrooms and each with two off-street parking spaces, one in an attached garage and the other in the driveway. Mr. Fletcher reviewed the application in detail for the Board. Mr. DuPont's letter of October 24, 2011 was discussed and the applicant agreed to comply with the items noted in the letter. Motion made and 2nd to open to the public. No public present. Mr. Clarkin explained the form of the motion. Motion was made and 2nd to approve. All in favor.

Motion was made and 2nd to adjourn all in favor.

Next Regular Zoning Board of Adjustment Meeting is December 6, 2011

Respectfully submitted
Mary Jane Keratt
Clerk, Zoning Board of Adjustment

Cc: Board Members Construction Office
Borough Clerk 1 CD on File