

**ZONING BOARD OF ADJUSTMENT**

**TOWNSHIP OF TOMS RIVER**

**MAY 27, 2021 AGENDA**

**REGULAR MEETING – 6:30 p.m.**

- 1. MEETING CALLED TO ORDER**
- 2. FLAG SALUTE**
- 3. CHAIRMAN'S STATEMENT - OPEN PUBLIC MEETINGS ACT**
- 4. ROLL CALL AND DECLARATION OF QUORUM**

JASON CRISPIN	_____	JOSEPH KEMPKER	_____
ART BLANK	_____	RICHARD TUTELA	_____
ROBERT ALSTON	_____	ANTHONY FONTANA	_____
LYNN R. O'TOOLE	_____		

**ALTERNATES:**

NELS LUTHMAN (ALT#1)	_____
ANTHONY COLUCCI (ALT #2)	_____
RICHARD ANGIOLETTI (ALT #3)	_____
MATTHEW YEZZI (ALT #4)	_____

**5. ANNOUNCEMENTS**

a) The application for 1672 JBL, LLC, 1672 Jay Bird Lane, Block 392.04, Lot 29.03 for a Bulk Variance has been withdrawn without prejudice by the applicant.

**6. ESCROW REFUND VOUCHERS**

- A. Refund voucher for Craig Hoffmeyer, Block 833, Lot 38
- B. Refund voucher for Homestead Run Mobile Home Park, Block 298, Lots 1, 2
- C. Refund voucher for Yury Kaykov, Block 170, Lot 1.04

**7. MINUTES OF THE MEETING**

- A. Board of Adjustment minutes for the Regular Meeting of February 25, 2021

**8. RESOLUTIONS OF APPROVAL**

**9. BOARD ACTION ON APPLICATION**

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**10. PUBLIC COMMENT**

**11. ADJOURNMENT**

**RESOLUTIONS OF APPROVAL**

1. Vait Rizvani– 22 Sunrise Way, Block 235.32, Lot 24, Appeal #13718- Bulk Variance-Approved
2. Otto K. Rossmeyer – 48 Channel Road, Block 235.23, Lot 1 -Appeal #13722-Bulk Variance-Approved
3. Jessica Sutera – 115 Maine Street, Block 238, Lot 6, Appeal #13717- Bulk Variance-Approved
4. Greg & Michelle Cory – 11 Pilot Road, Block 235.26, Lot 19, Appeal #13720- Bulk Variance-Approved

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**NEW APPLICATIONS**

APPEAL #13711 – BULK VARIANCE – PUBLIC HEARING OPEN – NO TESTIMONY HEARD

- |    |   |   |
|----|---|---|
| 1. | Robert Kennedy<br>766 Nassau Drive<br>Zone: R-75<br>August 18, 2021 | Block: 1500.05<br>Lot: 57<br>Anthony M. Pagano, Esq.<br>ESCROW ACCT# X-23—B01-711 |
|----|---|---|

Applicant proposes to construct an in-ground pool, pool house and 6' solid fence in a required front yard at the subject property.

Pool, Front Yard Setback	-25' required/permited -9' proposed
Accessory Bldg Front Yard Setback	-25' required/permited -9' proposed
Pool Setback from Accessory Bldg.	-8' required/permited -0' proposed
Two Foot Pervious Strip in side and rear yard	-2' required/permited -0' proposed
Fence in Front Yard	-66% open and maximum of 4 ft. in height required/permited -6' Solid Fence proposed

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For special accommodations, please call (732)341-1000, ext. 8370