

Regular Meeting
Zoning Board of Adjustment
August 13, 2010

William W. Cathcart called the Regular Meeting of the Stone Harbor Board of Adjustment to order at 7:00 p.m. He stated that all requirements of the "Open Public Meetings Act of 1975" had been met, the Press of Atlantic City having been notified of the Board's schedule for 2010 in December 2009, and the schedule having been posted on the Municipal Clerk's Bulletin Board.

ROLL CALL

Members Present

William W. Cathcart
Angelo Caracciolo
Stanley Moore
Peter Tribulski
Alan Kaplan
Greg Szetela

Alternate Present

Mel Lide

Alternate Absent

Amy Giulian

Solicitor Present

Andrew Catanese, Esquire

Members Absent

Craig Otton

Secretary

Kate Slyne

MINUTES

Upon a motion by Mr. Kaplan, seconded by Mr. Caracciolo, that the minutes of the Regular Meeting on June 11, 2010 be approved. The motion to approve the minutes was carried unanimously by roll call vote.

OLD BUSINESS

Memorializing of Resolution #780-2010, Celli

Upon a motion by Mr. Kaplan, seconded by Mr. Caracciolo that the resolution be adopted. The motion carried unanimously on a roll call vote.

Memorializing Resolution #781-2010, 9101 L.P.

Upon a motion by Mr. Kaplan, seconded by Mr. Caracciolo that the resolution be adopted. The motion carried unanimously by roll call vote.

NEW BUSINESS

HEARING

#783-2010 Applicants' Name & Address: MMRR, LLC
1200 Gulph Creek Drive
Wayne, PA 19087

Owners' Name & Address: Same

Subject property street address: 261 83rd Street
Stone Harbor, NJ 08247

Block & Lots: Block: 83.03 Lots: 100.02 and
102.01

Applicants are seeking variances for lot area, lot frontage and side yard setback.

All required notices were given with respect to this hearing.

Vincent L. Lamanna, Esquire appeared on behalf of the Applicants and explained the nature of the application.

The following individuals were sworn in and testified:

1. Ronald Robertson
2. Donald Zacker

No persons spoke for or against the application.

Mr. Lamanna gave his closing statement. Chairman Cathcart closed the hearing to the applicant and the public.

Mr. Catanese gave the board a summation of the applicable legal standards.

The Board discussed the application. Mr. Tribulski, made a motion, seconded by Mr. Caracciolo that a C-1 variance be granted. The motion was approved unanimously by roll call vote.

ZBA #782-2010

Chairman Cathcart	AYE
Mr. Caracciolo	AYE
Mr. Moore	AYE
Mr. Tribulski	AYE
Mr. Szetela	AYE
Mr. Kaplan	AYE
Mr. Lide	AYE

Mr. Caracciolo made a motion, seconded by Mr. Kaplan that a C-2 variance be granted. The motion was approved unanimously by roll call vote.

Chairman Cathcart	AYE
Mr. Caracciolo	AYE
Mr. Moore	AYE
Mr. Tribulski	AYE
Mr. Szetela	AYE
Mr. Kaplan	AYE
Mr. Lide	AYE

The Solicitor will prepare a memorializing resolution for adoption at the next regularly scheduled meeting.

HEARING

#783-2010	Applicants' Name & Address:	Marc and Theresa Godlewski 109 585 Overbrook Road Vineland, NJ 08360
	Owners' Name & Address:	Same
	Subject property street address:	243B 88 th Street Stone Harbor, NJ 08247
	Block & Lot:	Block: 88.03 Lots: 84, 86.02 and 88.03

Applicant is seeking variances for lot area, lot frontage, rear and side yard setback.

All required notices were given with respect to this hearing.

The Applicant represented himself in this application.

The following individuals were sworn in and testified:

1. Mark Godlewski
2. Charles Kona

The following exhibits were submitted and moved into evidence:

- A-1: Photographs (4 pp.)
- A-2: Tax Map
- A-3: "Setback" Plan

One member of the public spoke in favor of the granting the application. No one spoke in opposition.

Chairman Cathcart closed the hearing to the applicant and the public.

Mr. Catanese gave the board a summation of the applicable legal standards

The Board discussed the application. Mr. Caracciolo, made a motion, seconded by Mr. Szetela that a C-1 variance be granted. The motion was approved unanimously by roll call vote.

ROLL CALL VOTE
ZBA #783-2010

Chairman Cathcart	AYE
Mr. Caracciolo	AYE
Mr. Moore	Within 200 ft
Mr. Tribulski	AYE
Mr. Szetela	AYE
Mr. Kaplan	AYE
Mr. Lide	AYE

Mr. Kaplan made a motion, seconded by Mr. Szetela that a C-2 variance be granted. The motion was approved unanimously by roll call vote.

Chairman Cathcart	AYE
Mr. Caracciolo	AYE
Mr. Moore	Within 200 ft
Mr. Tribulski	AYE
Mr. Szetela	AYE
Mr. Kaplan	AYE
Mr. Lide	AYE

The Solicitor will prepare a memorializing resolution for adoption at the next regularly scheduled meeting.

The next regularly scheduled meeting will be on September 10, 2010.

With there being no other business, upon a motion of Mr. Caracciolo, seconded by Mr. Kaplan, and unanimously approved, the meeting was adjourned at 8:58 p.m.

Approved:

Attest: _____
Carrie Bosacco, Secretary

August 13, 2010