

MEMBERS

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JAMES MORETTI, JR., Alternate #2

RONALD TROPOLI, Esq. Attorney – Troppoli Law Firm

CHARLES CUNLIFFE, PE, Engineer – T and M Associates

JENNIFER BEAHM, PP, AICP, Planner – Leon S. Avakian, Inc.

SHARI SPERO, LTE, Certified Tree Expert – CME Associates

AGENDA

TOWNSHIP OF HOWELL ZONING BOARD OF ADJUSTMENT

Monday

February 11, 2019

7:30 pm Regular Meeting

THE BOARD RESERVES THE RIGHT TO MODIFY AND REARRANGE THE AGENDA AT THE TIME OF THE MEETING

1. Opening Statement:
2. Roll Call:
3. Pledge of Allegiance:
4. Swearing in of Zoning Board Professionals:
5. Approval of Minutes:
6. Vouchers:
7. Correspondence:
8. Resolutions:
 - a. Case No. BA18-14 / Nicholas and Lisa Zazza
Resolution granting Bulk Variance
Eligible Voters: Hughes, Massa, Mertens, O'Donnell and Moretti
9. Applications before the board:
 - a. Case No. BA19-05 / EZE Fit Howell, LLC (Jemand Ezeonwuka)
 - i. Type: Temporary Use Permit
 - ii. Description: Application of EZE Fit Howell, LLC (Jemand Ezeonwuka) as Applicant and Quail Creek Shopping Center, LLC (Michelle Rusinek) as Owner seeking a Temporary Use Permit to allow EZE Fitness Center to operate a small group training and personal training classes in Quail Creek Plaza on premises known as Block 3, Lot 17.02, Unit 26, Ramtown Greenville Road at the intersection of Newtons Corner Road.
 - iii. Expiration Date: June 4, 2019
 - b. Case No. BA18-07 / 634 Field LLC
 - i. Type: Use Variance
 - ii. Description: Application of 634 Field, LLC as Applicant and CPM-1AAA, LLC as Owners seeking a Use Variance to store and maintain equipment and engage in associated activities for a building moving company including various storage areas on premises known as Block 46, Lot 6, 282 Herbertsville Road. This application was originally scheduled to be heard on December 10, 2018 when it was rescheduled to February 11, 2019.
 - iii. Expiration Date: March 31, 2019

- c. **Case No. BA18-26 / Lakewood Farmingdale, LLC**
 - i. **Type: Use Variance / Preliminary and Final Major Site Plan**
 - ii. **Description: Application of Lakewood Farmingdale, LLC as Applicant and Owner seeking Use Variance and Minor Site Plan approval to continue to operate three (3) separate commercial uses within the existing 1-story brick building and expand the footprint of the parking area to accommodate the parking required for the proposed uses and construct a handicap ramp for access to the building as well as a trash refuse area and associated turnaround space on premises known as Block 221, Lot 4.01, 200 Central Avenue**
 - iii. **Expiration Date: February 16, 2019**
- d. **Case No. BA17-09A / Fairfield Industrial Park, LLC**
 - i. **Type: Amended Use Variance**
 - ii. **Description: Application of Fairfield Industrial Park, LLC as Applicant and Owner seeking an amended use variance to allow for an indoor recreation/fitness center and a recreational axe throwing facility on premises known as Block 168, Lot 8 & 8.02, 912-922 State Route 33.**
 - iii. **Expiration Date: March 20, 2019**

10. Executive Session

PLEASE NOTE: If at 10:30 PM there remains one or more cases on the agenda other than the case in process, the board may elect to postpone the unheard cases to the following month to discuss outstanding correspondence.