SAYREVILLE BOARD OF ADJUSTMENT

**MINUTES OF JANUARY 22, 2020**

**The regular meeting of the Board of Adjustment was called to order by Mr. Green, Chairman and opened with a salute to the flag. Mr. Green announced that the meeting was being conducted in accordance with the Sunshine Law.**

**Members of the Board of Adjustment present were: Mr. Green, Mr. Henry, Mr. Kuczynski, Mr. Corrigan,**

**Mr. Emma, Mr. Esposito, Mr. Sivilli, Mr. Foley**

**Absent Members:**

**Also present were: Mr. Kemm, Attorney, Mr. Cornell, Engineer, and Mr. Barre, Planner**

**#20-01 Frenia Sanchez 142A Main Street Bulk Variance/Fence $ 50.00 App.**

**Mr. Kemm stated he reviewed the affidavit of publication and proof of public service and the Board had jurisdiction to hear the application.**

**Mr. Kemm Swore in: Frenia Sanchez who stated she was seeking approval for installation of a fence. She said the home is in the center of the lot and the permit was denied because it’s considered the front of the lot. Mr. Cornell stated this is a unique piece of property, it’s a rectangle lot and backs up to Main, Haag, Thomas and Kupsch Streets with the driveway access on Main Street with the fence on the backyards of the streets. The fence proposed is in the front yard. Mr. Foley asked how far from Main Street, Mr. Cornell said approximately 165’; Mr. Kemm said you really won’t see the fence but it’s a technical issue and two stretches need variance approval; the driveway on the left and one stretch on the right further in as all side yards are parallel to Main St. Mr. Green asked if there were any fences there at present, the applicant stated only her neighbor’s fence; and the one wooden fence behind 142 Main St. will be replaced. Mr. Kuczynski asked if this was considered side yard and/or backyard; Mr. Cornell said it’s backyard for all the houses with fronts on Main St.**

**Mr. Green made motion to open public portion.**

**PUBLIC**

**Mr. Kemm swore in:**

**Michelle Montaro – 17 Kupsch St. Ms. Montaro stated she is not against the application she has a fence and retaining wall directly behind the applicant and the fence is in need of repair as well as her garage. The prior owner of the applicant’s house would not allow her or any workers to come into his yard to do any repairs. She is just here tonight to ask the applicant to possibly move her fence in a little closer so she can repair fence and garage. Mr. Cornell said the ordinance is 6” from property line. Ms. Sanchez said she will speak with her contractor as there is a large tree that may limit her to move fence. Mr. Green suggested that they work out with each other. Ms. Montaro said she has plans to replace the fence. Mr. Kemm asked that the two of them work out and possibly if approved the application’s resolution will not be memorialized until the February 26th meeting so perhaps they can talk and see if she can fix the garage and fence. Mr. Green asked if the fence was wooden and would they be close; the applicant stated “yes.”**

**Mr. Green made motion to close the public portion; Mr. Corrigan seconded, motion carried.**

**SAYREVILLE BOARD OF ADJUSTMENT**

**MINUTES – JANUARY 22, 2020**

**Mr. Green asked for motion to approve/deny this application. Mr. Kuczynski made motion to approve the application, Mr. Foley seconded. Roll Call:**

**Yes: Mr. Green, Mr. Henry, Mr. Kuczynski, Mr. Corrigan, Mr. Emma, Mr. Esposito, Mr. Sivilli, Mr. Foley**

**#20-03 Frank/Rita Januzzi 100 Wilson Ave. Bulk Variance/Addition $ 100.00 App.**

**Mr. Kemm stated he reviewed the affidavit of publication and proof of public service and the Board had jurisdiction to hear the application.**

**Mr. Kemm Swore in: Rita Januzzi who stated they were seeking variance approval for an addition to their kitchen 12’ x 14’. Mr. Cornell stated there were two variances 8’ required they are proposing 5’ on one side for a total of 18’ where 20’ is required. He said nothing will change and this is no worse than it is at present. Mr. Foley asked is the siding will match the house; the applicant said “yes.” Mr. Henry asked if they would be extending the basement with the application; the applicant said “no”; Mr. Cornell stated with this type of addition it just creates a crawl space under the addition. Mr. Kuczynski asked it would be one kitchen and remain a single family house; the applicant said “yes.”**

**Mr. Green made motion to open public portion; motion carried. No one spoke. Mr. Green made motion to close public portion. Mr. Corrigan seconded, motion carried.**

**Mr. Green asked for motion to approve/deny this application. Mr. Henry made motion to approve the application, Mr. Emma seconded. Roll Call:**

**Yes: Mr. Green, Mr. Henry, Mr. Kuczynski, Mr. Corrigan, Mr. Emma, Mr. Esposito, Mr. Sivilli, Mr. Foley**

**SAYREVILLE BOARD OF ADJUSTMENT**

**MINUTES – JANUARY 22, 2020**

**MEMORIALIZATION OF RESOLUTIONS**

**#19-03 CVS 267 Washington Road**

**Mr. Green asked for motion to memorialize the resolution. Mr. Henry made motion to memorialize the resolution; Mr. Corrigan seconded. Roll Call:**

**Yes: Mr. Green, Mr. Henry, Mr. Kuczynski, Mr. Corrigan, Mr. Emma, Mr. Esposito, Mr. Sivilli Mr. Foley**

**ACCEPTANCE OF MINUTES**

# Mr. Green asked for motion to approve and accept the minutes of the December 11, 2019 meeting. Mr. Kuczynski made motion to accept the minutes Mr. Corrigan seconded, motion carried.

**ADJOURNMENT**

**There being no further business to discuss, Mr. Green asked for motion to adjourn, Mr. Kuczynski made motion to adjourn; Mr. Henry seconded, motion carried.**

 **Respectfully submitted,**

 **Joan M. Kemble**