VIRTUAL (ZOOM) MEETING BY PHONE

 SAYREVILLE BOARD OF ADJUSTMENT

**MINUTES OF JANUARY 27, 2021**

**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. Sivilli, Mr. Foley**

**Excused Absence – Mr. Esposito**

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

**#20-20 Brian Wisniewski 36 Brook Avenue Bulk Variance/Carport $ 250.00 App.**

**Mr. Kemm stated that the Board had jurisdiction to hear the application.**

**John Wisniewski, attorney for the applicant addressed the Board stating that the applicant was seeking approval to construct a carport in front of his garage. He stated that there were three variances:**

* **Carport encroaches side yard 8’ required; 3’ proposed**
* **Carport encroaches front yard 20’ required; 8’ proposed**
* **Maximum building coverage 20’ required**

**The applicant’s survey and affidavit of an existing condition the side yard already is 3’ from property line and the carport will follow the existing conditions. The front porch already encroaches and the present structure is 27% of the lot; the applicant is only proposing 4% of what is already existing. Exhibit 2 is a picture rendition of concept with 2 posts and attached roof. Exhibit 1 shows the survey 8’ from the edge of the carport; the carport is**

**3.5’ x 20’ wide.**

**Mr. Kemm swore in Brian Wisniewski, the applicant, who stated that he is currently in a wheelchair and transferring from his vehicle to the wheelchair in rain, ice and snow is difficult as the chair slides; the bad weather is the main reason for his application. As time passes and he is getting older he finds it more difficult as he is not as agile. John Wisniewski stated that his condition is permanent and as indicated the carport will consist of two posts and a roof. Brian stated it would be a wooden structure compatible with the house. There are other homes in the neighborhood with the same existing setbacks as well as garages/carports/decks. The carport will be built right into the house the side yard 3.3’ is accurate and will follow all other homes as the lots/properties are all the same. The front porch is also included with setback issues and the applicant’s application is not out of character for the neighborhood. Brian stated he is 46 years old and was raised in this house. He stated the carport is important to him so he can stay in his home as this is a tight neighborhood. The benefit is his safety and allowing him to stay in his home and again, the application is consistent with other properties in the neighborhood.**

**Mr. Green asked the applicant if the house was being sold in the future would he be willing to remove the carport; the applicant said he would agree to that if it is an issue. John Wisniewski stated that the carport could be attractive to a new buyer. He thanked the Board for their time stating that the applicant already has existing variances which are not new or unique to the area as they all have the same setbacks. There is no detriment and due to the applicant’s handicap issue it fulfills a public goal to help him.**

**SAYREVILLE BOARD OF ADJUSTMENT**

**MINUTES – JANUARY 27, 2021**

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

**Mr. Green asked for motion to approve/deny this application. Mr. Henry made motion to approve the application with all conditions of approval discussed; Mr. Emma seconded. Roll Call:**

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

**MEMORIALIZATION OF RESOLUTIONS**

**#20-19 JGH Properties, LLC (Sunny Side) 111 Main St.**

**Mr. Green asked for motion to memorialize the resolution. Mr. Green made motion to memorialize the resolution with conditions discussed and agreed to; Mr. Foley seconded. Roll Call:**

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

**ACCEPTANCE OF MINUTES**

# Mr. Green asked for motion to approve and accept the minutes of the December 9, 2020 meeting.

# Mr. Corrigan made motion to accept the minutes Mr. Foley seconded, motion carried.

**ADJOURNMENT**

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

 **Respectfully submitted,**

 **Joan M. Kemble**