

Call to Order:

The regular meeting of the Monroe Township Zoning Board of Adjustment was called to order at 6:38 p.m. by Chairman Sebastian who read the following statement: "Notice of this meeting was given as required by the Open Public Meetings Act in the Annual Notice of Meetings on July 29, 2021. In addition, separate notice for this evening's public hearings were sent in writing and published in the newspaper on November 06, 2021. Be advised, no new item of business will be started after 10:30 p.m. and the meeting shall terminate no later than 11:00 p.m."

The Board saluted the flag.

Roll call:

Present- Mr. Cummiskey, Mr. Kozak, Mr. Rybicki, Mr. Sebastian **Absent-** Mr. Cossaboon, (excused) Mr. Powers, (excused) Mr. Salvadori, (excused) Mr. Adams, (excused) Mr. DelCampo, (excused) Mr. Sander, (excused) Also **present** – Mr. Coe, Solicitor, Mr. Kernan, Planner, Ms. Fox, Council Liaison, Mrs. Orbaczewski, Secretary, Mrs. Tomasello, Clerk Transcriber

Memorialization of Resolutions:

1. #78-2021 – #21-53-Raul Nieves- Side and Rear Yard Variances Approved

Motion by Mr. Kozak, seconded by Mr. Cummiskey to adopt resolution #78-2021. Voice Vote; All ayes motion passed.

2. #79-2021 – #21-37-Ty Hagy-Amended Use Variance Approved

Motion by Mr. Kozak, seconded by Mr. Cummiskey to adopt resolution #79-2021. Voice Vote; All ayes motion passed.

Public Hearings:

Mr. Coe advised the Applicants that there was four board members rather than seven board members. The applicants need five affirmative votes in order for the variance to be approved, Mrs. Orbaczewski gave the applicants new dates for the hearing and also informed them that no new notice will be sent out for their new hearing date.

1. #21-46 – SMP Farms- Use Variance

This use variance was postponed for November 30, 2021 at 6:30 p.m. No new notice will be sent; applicants were advised of their new hearing date.

Public Hearings: (Continued)

2. #21-52 – Angie Chavarria- Use Variance

This use variance was postponed for November 30, 2021 at 6:30 p.m. No new notice will be sent; applicants were advised of their new hearing date.

3. #21-54 – Brenda Mendleby- Use Variance

This use variance was postponed for December 7, 2021 at 6:30 p.m. No new notice will be sent; applicants were advised of their new hearing date.

4. #21-56 – Joseph Caruso- Use Variance

This use variance was postponed for December 7, 2021 at 6:30 p.m. No new notice will be sent; applicants were advised of their new hearing date.

5. #21-59 – Eva Silva- Use Variance

This use variance was postponed for December 7, 2021 at 6:30 p.m. No new notice will be sent; applicants were advised of their new hearing date.

Extension Request for Board Action:

1. #1856- Wood Management- Minor Subdivision Extension Request.

Mr. Coe has recommended to the Board the extension of the minor subdivision for Wood Management extension for 90 days from November 3, 2021. Motion by Mr. Cummiskey, seconded by Mr. Rybicki. Voice vote; All ayes motion passed

Public Portion:

Motion passed to open the meeting to the public. There being none, motion passed to close the meeting to the public.

Reports:

There was a discussion by Mr. Sebastian, Mrs. Orbaczewski, and Mr. Coe regarding for Zoning Board Members and how it has been an issue for applicants. After the discussion it was determined Mr. Sebastian would contact the Board Members about this issue.

Approval of Minutes:

1. 10/19/2021 regular meeting.

Motion by Mr. Cummiskey, seconded by Mr. Rybicki to approve the minutes from the October 19, 2021 regular meeting. Voice vote; All Ayes. Motion Passed

Adjournment:

The meeting was adjourned at 7:04 p.m.

These minutes are an extract from the meeting that was held on the above date and are not a verbatim account or to be construed as an official transcript of the proceedings.

Respectfully submitted by: Iris Tomasello, Clerk Transcriber.