



Borough of Chatham

**MUNICIPAL BUILDING
54 FAIRMOUNT AVENUE
CHATHAM, NEW JERSEY 07928
Tel: 973-635-0674**

BOROUGH OF CHATHAM ZONING BOARD OF ADJUSTMENT

REGULAR MEETING

Regular Meeting on Wednesday, December 18, 2019 at 7:30 p.m.

STATEMENT OF ADEQUATE NOTICE

Pursuant to the requirements of the Open Public Meetings Act, N.J.S.A. 10:4-6 et. seq., adequate notice of this meeting has been provided and published in the Chatham Courier on January 31, 2019 and posted on the Municipal Bulletin Board on the main floor of the Municipal Building and filed with the Board Secretary and the Borough Clerk also on January 31, 2019.

ROLL CALL

Michael A. Cifelli
H.H. Montague
Douglas Herbert
Fredrick Infante
Helen Kecskemety
Alida Kass
Jean-Eudes Haeringer
Patrick Tobia, 1st Alternate
William DeRosa, Jr., 2nd Alternate
Patrick J. Dwyer, Board Attorney
Liz Holler, Recording Secretary

PUBLIC COMMENT

NOTICE OF PUBLIC COMMENT TIME LIMIT

Hearing of citizens during the Public Comment section of the Agenda is an opportunity for any member of the public to be heard about issues which are/are not topics scheduled for Public Hearing tonight. To help facilitate an orderly meeting, and to permit all to be heard, speakers are asked to limit their comments to a reasonable length of time.

RESOLUTION #ZB 2019-12

**RESOLUTION OF THE BOROUGH OF CHATHAM ZONING BOARD OF ADJUSTMENT
ADOPTING MEETING MINUTES**

BE IT RESOLVED by the Zoning Board of the Borough of Chatham that the minutes from the November 20, 2019 meeting are approved as prepared and shall be filed as a permanent record in the Borough Clerk's office.

RESOLUTIONS

- a. **Application ZB #19-012**
 Karen Maloney
 22 North Summit Avenue
 Block 54, Lot 24
 Floor Area Ratio

RETURNING AND NEW APPLICATIONS

- a. **Application ZB 19-016**
 GATE 111, LLC
 34 Essex Road
 Block: 25, Lot: 6
 Maximum Building Coverage
 Floor Area Ratio
 Side Yard Setback (Right and Left)
- Continued from November 20, 2019**
- b. **Application ZB 19-013**
 Happy Cheese, LLC
 310 Main Street
 Block: 64, Lot: 45
 Use Variance
 Maximum Building Coverage
- c. **Application ZB 19-014**
 Simonfay Family Real Estate, LLC
 585 Main Street
 Block: 29, Lot: 3
 Preliminary and Final Site Plan
 Use Variance
 Parking Variance
- This Application has been Withdrawn**
- d. **Application ZB 19-017**
 Jonathan & Joanne Wilcox
 112 North Passaic Avenue
 Block: 48, Lot: 18
 Side Yard Setback (Right)

- e. **Application ZB 19-018**
EVO Group
94 Elmwood Avenue
Block: 61, Lot: 7
Side Yard Setback (Right & Left)
Rear Yard Setback
Building Coverage

DISCUSSION ITEMS

PENDING AND NEW BUSINESS

CLOSED SESSION

ADJOURNMENT