

BOROUGH OF WASHINGTON, WARREN COUNTY, NEW JERSEY
BOARD OF ADJUSTMENT MINUTES
MARCH 24, 2015

Chairman Vitalos led the members of the Board in the flag salute and read the Open Public Meetings Act into the Record.

Roll Call: Turner, Durfee, Mangiacotti, Post, Vitalos – 5 Present

Absent: Carroll, Eller, Aron

Vacancy: Alternate

Also Present: Steven Gruenberg, Board Attorney

Gene Weber

Patricia Titus, Clerk

MINUTES:

Regular Meeting – February 24, 2015

Chairman Vitalos entertained additions or corrections to the minutes. Correction to Chairman's last name. It was moved by Post, seconded by Turner, that the minutes of the regular meeting held on February 24, 2015, be approved with correction.

Roll Call: Turner, Durfee, Mangiacotti, Post, Vitalos

Ayes: 5, Nays: 0, Abstained: 0

Motion carried

RESOLUTIONS: None

APPLICATIONS:

Application 2014:4 – Atul Rastogi: Mr. Rastogi appeared before the Board. Attorney Gruenberg stated that the proof of service and public notice were adequate to continue with the public hearing. Mr. Rastogi was sworn in. The property is located at 23 So. Jackson Ave. He is proposing to rebuild the garage on the property. The previous garage was torn down before he purchased the property due to storm damage. The footings are still there.

Attorney Gruenberg noted that the proposed garage may encroach on the property line. Mr. Turner stated that he is concerned with encroachment and would like the applicant to obtain a new survey. Attorney Gruenberg asked what the size of the proposed garage would be. Mr. Rastogi answered 18x20. Mr. Mangiacotti asked if the applicant would consider a smaller garage. Mr. Rastogi stated that he wants to be able to park a car in it. Chair Vitalos and Mr. Post also stated that a survey should be obtained. There was a discussion regarding setbacks and several Board members would like to see at least between a 2 to 3 ft setback. Attorney Gruenberg stated that there is a legal benefit to having a setback. Mr. Turner noted that if there is an eve on the garage it would be in the neighbor's property if there is no setback.

Mr. Rastogi stated that he would also like to put an 11x10 shed on the property. Mr. Weber stated that he may need a variance if less than a 5 ft. setback.

Mr. Rastogi agreed to obtain a new survey with the proposed location of the structure(s) on the survey and requested continuance of the public hearing. No public present. Attorney Gruenberg announced that the hearing was continued to April 28, 2015, at 7:30 pm, with no further notice. Exhibit A-1: picture of proposed shed

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NEW BUSINESS: None

COMMUNICATIONS:

No comments.

REPORTS:

There were no reports at this meeting.

REMARKS: None

ADJOURNMENT:

Hearing no further business to come before the Board, a motion was made and seconded that the meeting be adjourned at 8:06 pm. All in favor.

Ayes: 5, Nays: 0

Motion carried.

Respectfully submitted,

Frank Mangiacotti, Secretary