



357 South Livingston Avenue • Livingston, New Jersey 07039
Office 973-535-7954 • Fax 973-992-1016

**ZONING BOARD OF ADJUSTMENT
CONFERENCE & REGULAR MEETING**

August 14, 2008

Conference Meeting – **7:15p.m.**

Regular Meeting – **7:30 p.m.**

This agenda is for information only and may change prior to the actual meeting.

Conference Meeting Agenda

1. Call to Order
2. Statement of Compliance with Open Public Meetings Act
3. Approval of Minutes – No minutes taken at previous meeting; transcript available.
4. Approval of Memorializing Resolution:
Livingston Care Center L.P. (Inglemoor) – Application Number 2008-13-PFSP

Regular Meeting Agenda

1. Call to Order
2. Statement of Compliance with Open Public Meetings Act
3. Roll Call

-
4. Variance
Block 2803 / Lot 10
37 Billingsley Drive
Application Number 2008-42-V
Brian & Eleanora Ackerman R-3 Zone

Applicant proposes to construct second floor addition. Violation of Section 170-98-C(2) Minimum Front Yard Setback (50' allowed, 44.57' proposed; 5.43' variance requested).

-
5. Variance
Block 2804 / Lot 17
44 Billingsley Drive
Application Number 2006-19-V
Terri & Gregg Gottlieb R-3 Zone

Applicant proposes to construct new front porch. Applicant previously appeared on July 25, 2007; partial variance approval granted. Violation of Section 170-98-C(2) Minimum Front Yard Setback (50' allowed, 44.27' proposed; 5.73' variance requested).

6. Variance
Block 3901 / Lot 31
41 Edgemere Road
Application Number 2008-41-V
Susan B. Young R-4 Zone

Applicant proposes to construct a laundry room within existing garage area. Violation of Section 170-87-I2 (12' width allowed, 9.5' width proposed; 2.5' variance requested).

7. Variance – *Continued Hearing from 5/27/08*
Block 1603 / Lot 29
72 Elmwood Drive
Application Number 2007-87-V
Beth Pignatello & Peter Kuzmiskas R-4 Zone

Applicant proposes to construct a 2nd and 3rd floor addition. Violation of Maximum Habitable Floor Area (2,450 sq. ft. allowed, 5,390 sq. ft. proposed; 2,940.7 sq. ft. variance requested) Floor Area Ratio (28% allowed; 61.6% proposed; 33.6% variance requested) Section 170-99-C(2) Minimum Front Yard Setback (40' allowed, 35.8' proposed; 4.2' variance requested) Minimum Side Yard Set (10' allowed, 5.8' propose; 4.2' variance requested) Side Yard Aggregate (21' allowed, 19.1' proposed; 1.9' variance requested).

8. Variance – *Continued Hearing from 6/10/08*
Block 670 / Lot 5
14 Coventry Road
Application Number 2008-19-V
Mr. & Mrs. Garfinkel R-1 Zone

Applicant proposes to construct an addition Violation of Section 170-96-C(2) Minimum Front Yard Setback (75' required, 62' proposed; 13' variance requested) 170-96-C(4) Minimum Rear Yard Setback (75' required; 57' proposed; 18' variance requested) 170-87 Floor Area Ratio (15% allowed, 21.9% proposed; 6.9% variance requested) 170-87-E-1(d)(1) Accessory Structure Setback (10' required, 5.63' proposed; 4.37' variance requested) (10' required, 5.85' proposed; 4.15' variance requested).

9. Preliminary & Final Site Plan / Variance (*Continued from 5/27/08*)
Block 6101 / Lot 45
220 South Orange Avenue
Application Number 2007-58-PFSPV
Livingston Corporate Park Associates, LLC RL / R-5B Zone

Applicant proposes to convert a portion of the existing office space into medical offices.
