

October 16, 2020

**NOTICE
ZONING BOARD OF ADJUSTMENT MEETING
October 21, 2020 – 7:00 p.m. via Zoom Conferencing**

The following notice is transmitted in accordance with the Open Public Meetings Act, N.J.S.A. 10:4-6 et seq.

PLEASE TAKE NOTICE that the Holmdel Township Zoning Board Regular Meeting, scheduled for October 21, 2020 at 7:00 p.m. will conduct the following meeting on an electronic basis, in accordance with P.L. 2020,c.11.

AGENDA

Call to Order

“I hereby announce pursuant to Section 5 of the Open Public Meetings Act, that adequate notice of this meeting has been transmitted on January 9, 2020 and October 16, 2020 to the Asbury Park Press, The Independent, The Two River Times, the Township Clerk, and has been posted in in Town Hall, all pursuant to Section 13 of the Open Public Meetings Act.”

Roll Call ~ Pledge of Allegiance ~Moment of Silence

Public Hearings

Item 1 **David Dawson, 8 Pheasant Run, Block 47, Lot 3.03 in the R40A Zone, ZB Variance #436** Applicant seeks variance relief to build an in-ground pool, install a 54-inch fence, replace existing deck with a paver patio and install a 12 x 8 foot shed. The zoning ordinance defines a front yard requiring the setback to be twice the distance from the street line than is required from the principal building. 100’ setback required/50 foot setback proposed. Requesting relief to install a 54-inch fence around the pool. Ordinance states that fences shall not be located in the front yard of any residential lot and shall not exceed four feet in height.

Item 2 **Heidi Sul, 3 Ashton Court, Block 11.07, Lot 10 in the R40-A Zone – ZB Variance #438** Applicant seeks variance relief for installation of synthetic turf for a playground. Coverage permitted is 25% where 31.12% is requested.

Memorializing Resolution

Item 3 **John Lipchak, 11 Overlook Drive, Block 50.04, Lot 9 in the R40-A Zone – ZB Variance #430** Applicant granted variance relief for a pre-existing concrete patio built in 1976. The patio is closer than the 2.5 feet from the property line, where 25 feet is required. No changes to the size or location of the patio were proposed.

Draft Minutes – July 29, 2020

Professional Reports

Adjournment

You are invited to a Zoom webinar:

When: Oct 21, 2020 07:00 PM Eastern Time (US and Canada)

Topic: Holmdel Township Zoning Board

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/83884327776?pwd=azZYTE1GRi9RZE5nUE15eEhPN1IEQT09>

Passcode: 014240

Or iPhone one-tap :

US: +13017158592,,83884327776#,,,,,0#,,014240# or +13126266799,,83884327776#,,,,,0#,,014240#

Or Telephone:

Dial(for higher quality, dial a number based on your current location): US: +1 301 715 8592 or +1 312 626 6799 or +1 929 205 6099 or +1 253 215 8782 or +1 346 248 7799 or +1 669 900 6833 Webinar ID: 838 8432 7776 Passcode: 014240