



*You couldn't pick a better place.*

**ZONING BOARD OF ADJUSTMENT**  
**Thursday, March 5, 2020**  
**AGENDA**

**CAUCUS – 7:00 P.M.**  
**MEETING COMMENCEMENT – 7:30 P.M.**

**PLEDGE OF ALLEGIANCE**

**STATEMENT OF COMPLIANCE WITH THE SUNSHINE LAW**

In accordance with Section V of the *Open Public Meetings Act, Chapter 231, Public Law 1975*, notice of this meeting was posted on the Township bulletin board designed for that purpose. Notice was mailed to the official newspapers as provided by Township Ordinance. Notice was filed with the Municipal Clerk.

**ROLL CALL**

- Roll Call of Zoning Board Members
- Swearing in of Professionals

**BOARD POLICY**

- It is Board Policy that no Use (d) Variance application will be opened after 10:30 P.M.
- No new testimony will be taken after 11:00 P.M., except at the discretion of the Board.
- **For the Applicant:** Witness and expert testimony will be limited to fifteen minutes. Cross examination will be limited to five minutes. Redirect will be limited to three minutes.
- **For the Objector:** Statement will be limited to five minutes. Witnesses and expert testimony will be limited to fifteen minutes. Questions will be limited to three minutes.
- Please TURN OFF or SILENCE all cell phones and all other electronic devices for the duration of the meeting.
- Per Township ordinance, the applicant and all property owners involved in an application for a use 'd' variance or bulk 'c' variance in conjunction with a major site plan or major subdivision (as defined by the New Jersey Municipal Land Use Law) must submit a political contribution disclosure statement. These statements are available to the public upon request.

**ADMINISTRATIVE ITEMS**

**Reorganization (continued from February 20, 2020)**

Appointment of Zoning Board Engineer (*continued to March 19, 2020*)

Zoning Board of Adjustment Annual Report – 2019 (*continued to March 19, 2020*)

*Approval of Meeting Minutes from February 20, 2020*

**AGENDA ITEMS**

**19-Z-0049**

Block(s) 434.04Lot(s) 9

Zone: Residential (RAPC)

*Relief Requested: A bulk (C) variance to install a six (6') foot high cedar wood fence within the secondary front yard of the existing residential property where only three (3') is permitted.*

**Phillip M. Silcox & Pam R. Jenoff**

1601 Mayflower Lane

Cherry Hill, NJ

**16-Z-0042**

Block(s) 133.01, 148.01, and 135.01

1115 Sherwood Avenue, 1014 Haddonfield Road, and 1200 & 1208 Wynwood Avenue

Zone: Highway Business (B2) and Limited Office (O1) Cherry Hill, NJ

*Relief Requested: A use d(1) variance for off-street parking for inventory storage of vehicles and preliminary and final major site plan with bulk (C) variances and lot consolidation (Block 135.01, Lots 9 and 10 is proposed for lot consolidation) for the construction of a 34,662 SF (with a 9,395 SF mezzanine for a total GFA of 44,027 SF) expansion to the new Land Rover/Jaguar dealership with associated site improvements.*

**MBJ Associates, LLC**

Lot(s) 1; 12; 9 & 10

**RESOLUTIONS**

**18-Z-0038**

Block(s) 41.01 Lot(s) 2, 3, 4 & 5 (with Lot 1)

Zone: Highway Business (B2)

*Relief Requested: A bifurcated Preliminary & Final Major Site Plan with Bulk (C) Variances to convert a vacant computer repair business into an e-sports gaming and indoor amusement venue (inclusive of an approximate 420 SF rear building addition) on Lot 2 with parking areas presently utilized by Lots 1 and 2 to be expanded into Lots 3 through 5. Lots 3 through 5 (owned by the applicant) are proposed to be consolidated and enter into a modified easement agreement for access, parking and drainage with the owner of Lot 1.*

**VR Philly, Inc.**

2101 Route 70 West

Cherry Hill, NJ

**MEETING ADJOURN**