



You couldn't pick a better place.

ZONING BOARD OF ADJUSTMENT Thursday, March 19, 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 April 2, 2020*)

Zoning Board of Adjustment Annual Report – 2019 (*continued to April 2, 2020*)

Approval of Meeting Minutes from March 5, 2020

AGENDA ITEMS

20-Z-0004

Block(s) 231.01 Lot(s) 7

Zone: Residential (R3)

Relief Requested: Bulk (C) Variance to construct a second story master bedroom addition measuring 12' - 4" x 28' - 8" that requires side yard setback relief of 8.6' where a minimum of 10' is required.

Helene McGowan

39 Bryn Mawr Avenue

Cherry Hill, NJ 08002

19-Z-0030

Block(s) 71.01 Lot(s) 2

Zone: Regional Business (B4)

And Redevelopment Area 5 – Western Gateway Phase II

Relief Requested: Multiple use (D) variances and preliminary & final major site plan with bulk (C) variances to construct a two hotels and a restaurant with accessory onsite parking, signage and various site improvements.

KM Hotels, LLC

2352 Route 70 West

Cherry Hill, NJ 08002

RESOLUTIONS

18-Z-0038

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

Zone: Highway Business (B2)

VR Philly, Inc.

2101 Route 70 West

Cherry Hill, NJ

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.

19-Z-0049

Block(s) 434.04 Lot(s) 9
Zone: Residential (RAPC)

Phillip M. Silcox & Pam R. Jenoff
1601 Mayflower Lane
Cherry Hill, NJ

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.

MEETING ADJOURN