



**ZONING BOARD OF ADJUSTMENT**  
**Thursday, May 16, 2013**  
**DRAFT MINUTES**

*You couldn't pick a better place.*

**OPENING:** The meeting was called to order by Chairperson Rardin at 7:35 pm.

**PLEDGE OF ALLEGIANCE:** Led by Chairperson Rardin.

**OPMA STATEMENT:** Read by Chairperson Rardin in compliance with the Sunshine Law.

**ROLL CALL**

- **Members in attendance:** William Carter; Ivy Rovner; Harry Schmoll; Daniel DiRenzo, Jr.; Michael Maitland; Farhat Biviji, Vice-Chairperson; and Jonathan Rardin, Chairperson.
- **Professionals in attendance:** Paul Stridick, AIA, Secretary; Anthony J. Zappasodi, Esq., Alternate Secretary; Jacob Richman, Planning Technician; and Deena Greble, Esq., Solicitor.

**COMMENTS FROM THE PUBLIC:** None received.

**ADMINISTRATIVE ITEMS**

**Regular and Caucus Meeting Minutes from May 2, 2013:** Vice-Chairperson Biviji made a Motion to Approve the Minutes from 5/2/13, which was seconded by Mr. Schmoll, with affirmative votes by Rovner, Carter, Schmoll, DiRenzo, Biviji, and Rardin. Abstention by Maitland. None opposed.

**AGENDA ITEMS**

**13-Z-0009**

Block(s) 436.02 Lot(s) 1

Zone: Industrial Restricted (IR) Zone

*Relief Requested: Bulk (C) sign variances to install a double sided multi-tenant freestanding/monument sign.*

**At the request of the Applicant's attorney dated 5/16/13, the application was formally adjourned and will be continued at the June 6, 2013 Zoning Board of Adjustment Meeting. Solicitor Greble made a formal statement of notice on the record so the Applicant will not have to re-notice those within 200 feet.**

**Cherry Hill Real Estate Associates, LLC**

1637-1641 Route 70 East

Cherry Hill, NJ

**RESOLUTIONS**

**13-Z-0008**

Block(s) 561.01 Lot(s) 4

Zone: Residential (R3) Zone

*Relief Requested: Bulk (c) variances to permit the construction of an addition (bathroom, closet enlargement, and pool area storage) in the aggregate side yard setback.*

**Motion to ratify:** Motion was made by Vice-Chairperson Biviji and seconded by Mr. DiRenzo, with affirmative votes by Maitland, DiRenzo, Biviji, and Rardin. Abstentions by Rovner, Carter, and Schmoll. Motion carried.

**Robert McGraw Jr.**

7 Seventh Ave

Cherry Hill, NJ

**13-Z-0010**

Block(s) 404.11 Lot(s) 31

Zone: RAPC Zone

*Relief Requested: Bulk (C) variance for a front porch addition encroaching on the side yard setback.*

**Motion to ratify:** Motion was made by Vice-Chairperson Biviji and seconded by Mr. DiRenzo, with affirmative votes by Maitland, DiRenzo, Biviji, and Rardin. Abstentions by Rovner, Carter, and Schmoll. Motion carried.

**Hye Machtinger**

113 White Oak Rd.

Cherry Hill, NJ

**EXECUTIVE SESSION (CLOSED)**

Superior Court of New Jersey, Chancery Division, General Equity Part, Camden County, Docket No: L-04889-01, Civil Action (Fair Share Housing Center, Inc.; Camden County Branch of the NAACP; Southern Burlington County Branch of the NAACP (Plaintiffs) v. Township of Cherry Hill, et al (Defendants) regarding Dwell at Cherry Hill).

**Motion to enter closed executive session for litigation:** Motion was made by Mr. DiRenzo and seconded by Mr. Carter, with affirmative votes by Rovner, Carter, Schmoll, DiRenzo, Maitland, Biviji, and Rardin. Motion carried. The Board entered closed executive session at 7:40 pm. The Board discussed litigation with the Solicitor in closed session.

**Motion to exit closed session and re-enter open session:** Motion was made by Mr. Schmoll and seconded by Mr. Carter, with affirmative votes by Rovner, Carter, Schmoll, DiRenzo, Maitland, Biviji, and Rardin. Motion carried. The Board re-entered open session at 8:35 pm.

**Resolution to enter closed executive session for litigation.**

**Motion to ratify:** Motion was made by Vice-Chairperson Biviji and seconded by Mrs. Rovner, with affirmative votes by Rovner, Carter, Schmoll, DiRenzo, Maitland, Biviji, and Rardin. Motion carried.

**Resolution Authorizing the Endorsement of Amended Consent Order**

Superior Court of New Jersey, Chancery Division, General Equity Part, Camden County, Docket No: L-04889-01, Civil Action (Fair Share Housing Center, Inc.; Camden County Branch of the NAACP; Southern Burlington County Branch of the NAACP (Plaintiffs) v. Township of Cherry Hill, et al (Defendants) regarding Dwell at Cherry Hill; and authorizing Zeller & Wielizcko to enter into the Amended Consent Order on behalf of the Zoning Board of Adjustment).

**Motion to ratify:** Motion was made by Mr. Carter and seconded by Mr. DiRenzo, with affirmative votes by Rovner, Carter, Schmoll, DiRenzo, Maitland, Biviji, and Rardin. Motion carried.

**Meeting Adjourned: 8:40 pm.**