

**JACKSON TOWNSHIP BOARD OF ADJUSTMENT  
NOTICE**

Please take notice that the Jackson Township Board of Adjustment will hold its regular meeting on November 4, 2020 at 7:00 p.m. in the Municipal Building, 95 West Veterans Highway, Jackson, NJ. Public access will be virtually through Zoom. The foregoing Electronic Public Meeting is recommended due to the current COVID-19 pandemic in accord with directives and guidance from State officials.

**OFFICE OF PLANNING AND ZONING  
MUNICIPAL BUILDING  
95 WEST VETERANS HIGHWAY  
JACKSON, NEW JERSEY 08527  
TEL. # (732) 928-1200 FAX # (732) 928-1397**

**CARL BOOK JR, CHAIR  
SCOTT NAJARIAN, VICE CHAIR  
KATHRYN MCILHINNEY, SEC'Y  
PETER MAHER  
JAMES HURLEY  
STEVE COSTANZO**

**GARY MILLER  
ALT.#1 JEANINE FRITCH  
ALT.#2 NINO BORRELLI  
DANIELLE SINOWITZ (REC, SEC'Y)  
TORRO REPORTING  
PINELANDS COMMISSION**

**ENGINEER/EVAN HILL  
ATTORNEY/SEAN GERTNER  
PLANNER/ERNIE PETERS  
CONFLICT ENG./  
TRAFFIC ENG./ FRANK MISKOVICH  
ENVIRONMENTAL COMM**

**JACKSON TOWNSHIP BOARD OF ADJUSTMENT  
REGULAR MEETING  
NOVEMBER 4, 2020  
MEETING STARTS AT 7:00 p.m.**

**NOTICE TO APPLICANTS:**

**Generally, the Board will take no further testimony after 10:30 p.m. The Board does its best to accommodate all applications; however, the Board reserves the right to carry an application.**

- A. Call to Order
- B. Flag Salute
- C. Open Meeting Statement
- D. Roll Call
- E. Approval of Resolutions
- F. Approval of Minutes
- G. Payment of Vouchers
- H. Announcements-
- I. Matters for Discussion
- J. Administrative Approvals
- K. Applications-

Any person (s) affected by this appeal/application may have an opportunity to be heard and are invited to a Zoom webinar/ meeting. You are invited to a Zoom webinar.

When: Nov 4, 2020 07:00 PM Eastern Time (US and Canada)

Topic: Zoning Board 11-04-2020

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/89121630804?pwd=U0U5Rmdrb2Q3NFJoWkpwbmEzYWw1dz09>

Passcode: 594655

Or iPhone one-tap :

US: +13017158592,,89121630804#,,,,,0#,,594655# or +13126266799,,89121630804#,,,,,0#,,594655#

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: 891 2163 0804

Passcode: 594655

Document link-<https://njacksontownship.civicplus.com/DocumentCenter/Index/411>

1. **APPLICANT: ISRAEL ROTTENSTEIN (V3342)**  
**BLOCK: 16005                      LOT: 13                      ZONE: RG-2**  
**LOCATION: 1 QUEENS COURT**

APPLICANT IS SEEKING A VARIANCE TO CONSTRUCT PRIVACY PLANTINGS, 6' (IN HEIGHT) SOLID FENCE WITH 4 '(IN HEIGHT) OPEN FENCE BEHIND IT, IN THE FRONT YARD AREA ON A CORNER LOT.  
**(CARRIED FROM THE OCTOBER 21, 2020 MEETING) Notice Required**

2. **APPLICANT: JENNIFER VAN SCHOICK (AMENDED APPROVAL FOR VARIANCE 3193-1)**  
**BLOCK: 2201                      LOT: 47                      ZONE: MF**  
**LOCATION: 636 WILLIAM STREET**

APPLICANT IS SEEKING AMENDED APPROVAL FOR VARIANCE 3193-1 TO ADD GOATS TO VARIANCE AS EMOTIONAL SUPPORT ANIMALS PER PRESCRIPTION AND SERVICE DOGS AS NOT TO BE INCLUDED IN THE THIRTY DOGS.  
**(PREVIOUSLY ON THE APRIL 1, 2020 CANCELLED MEETING)**

3. **APPLICANT: DENTON HOLDINGS LLC (PRELIMINARY/ FINAL MAJOR SUBDIVISION 655)**  
**BLOCK: 20701                      LOT: 2                      ZONE: RG-2**  
**LOCATION: DENTON LANE**

APPLICANT IS SEEKING PRELIMINARY/ FINAL MAJOR SUBDIVISION FOR 23 LOTS TOTAL. (21 RESIDENTIAL LOTS, 1 AFFORDABLE HOUSING LOT AND 1 STORMWATER LOT). PREVIOUSLY RECEIVED APPROVED CONDITIONAL USE, LOT DEPTH, WIDTH AND FRONTAGE VARIANCE.  
**(CARRIED FROM THE OCTOBER 21, 2020 MEETING) Notice Required**

4. **APPLICANT: IRA PORT/ALAN COHN (PRELIMINARY MAJOR SITE PLAN 810 W/ MINOR SUBDIVISION 1409)**  
**BLOCK: 12001                      LOTS: 3,6 &7                      ZONE: NC**  
**LOCATION: W. VETERANS HIGHWAY**

APPLICANT IS SEEKING A PRELIMINARY MAJOR SITE PLAN 810 W/MINOR SUBDIVISION 1409 FOR MIXED USE DEVELOPMENT CONSISTING OF RENTAL APARTMENTS AND RETAIL/OFFICE AREAS CONSISTANT WITH PRIOR USE VARIANCE APPROVAL RESOLUTION 2019-47.

5. **APPLICANT: DAN O'BRIEN (INTERPRETATION/VARIANCE IF NEEDED 3288)**  
**BLOCK: 18201                      LOT: 34, 33                      ZONE: R-5**  
**LOCATION: 239 HAWKIN ROAD**

APPLICANT IS SEEKING AN INTERPRETATION OR VARIANCE IF NEEDED FOR STACKABLE CONCRETE WALL.  
**(Court Remand previously denied per Resolution2019-09)**

All Documents relating to the application may be inspected by the public between hours of 8:30 am thru 4:10 Monday through Friday in the office of Planning and Zoning located 65 Don Connor Boulevard.

Document link-<https://nj-jacksontownship.civicplus.com/DocumentCenter/Index/411>

UPDATED 11/2/20