

**TOWNSHIP OF MORRIS
BOARD OF ADJUSTMENT
REGULAR MEETING AGENDA
APRIL 25, 2016**

PLEASE TAKE NOTICE that the regular meeting of the Township of Morris Board of Adjustment will be held on Monday, April 25, 2016, at 7:30 P.M., in the Municipal Building, 50 Woodland Avenue, Township of Morris.

1. Call to order
2. Statement of Adequate Notice
3. Pledge of Allegiance
4. Roll Call
5. Consideration for approval of minutes of the January 25, 2016 regular meeting.

Interpretation

6. BA-05-16 Bradley L. Conway
Block 3103, Lot 27, 25 Egbert Avenue, RA-25 zone. Section A

Applicant is requesting an interpretation as to whether a 10 foot high tennis back board is in violation of Section 98-36D(3) of the zoning ordinance.

Public Hearings

7. BA-01-16 Bob McEwan Construction Corp
Block 9002, Lot 13, 99 Columbia Road, OL-40 zone. Section C & D.

Applicant proposes construction of a two story high self-storage facility of approximately 77,000 square feet of floor area. A management office and two bedroom manager's apartment unit are included within the building floor area. In addition, an emergency generator is also proposed to the easterly side lot line.

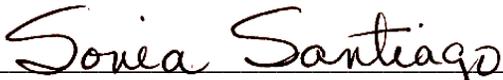
8. BA-19-15 Yale & Eileen Levine
Block 802, Lot 5, 8 Summit Road, RA-35 zone. Section C.

Applicant proposes the installation of 12 x 24 shed creating a side yard setback of 15 feet where 30 feet is required and rear yard setback of 25 feet where 50 feet is required; construction of a two car garage creating a side yard setback of 5.61 where 45 feet is required and creating a combined side yard setback of 20.61 feet where 75 feet is required. Applicant also seeks a variance for multiple accessory structures where one is permitted.

9. **Other Matters**

- JCJR, LLC, Block 10502, Lot 38, 189 Speedwell Avenue, Request for extension of approval

10. Adjournment



Sonia Santiago, Secretary

Please note that in all matters presented by applicants, the Board's function is quasijudicial and therefore formal action is always taken when the matter reaches hearing. Participation in the hearing is vital to any interested member of the public. It is difficult to determine whether a matter on the agenda will be reached for a hearing. Therefore, reliance should not be placed on the estimate of whether formal action is or is not anticipated. If a matter is on the agenda your rights can only be protected by attending the meeting.

Dated: April 19, 2016

Distribution: Chairman and Members (9), Board Attorney, Township Engineer, Township Committee, Township Administrator, Township Attorney, Township Tax Assessor, Bulletin Board, Daily Record, Morris News Bee, Star Ledger, Historic Preservation Committee