



TOWNSHIP OF LONG HILL
COUNTY OF MORRIS
Gillette, Homestead Park, Meyersville, Millington, Stirling

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**ZONING BOARD OF ADJUSTMENT
MINUTES OF THE MEETING
June 16, 2020**

The Long Hill Zoning Board of Adjustment met for a Regular Meeting/Hearing via online virtual meeting format using Zoom Webinar.

At 7:32 pm, Chairman Gerecht made the following announcements:

- (1) **Call to Order and Statement of Compliance**
- (2) **Standard Board Procedures**
- (3) **Meeting Cut-Off**

- (4) **Pledge of Allegiance** – Recited by all in attendance.

- (5) **Roll Call** – Secretary Coonce called the roll:

Present:	Chairman Ed Gerecht	Absent/Excused:	Jerry Aroneo
	Vice Chairman Brian Johnson		Scott Hain (Alt. #2)
	Gary Gianakis		Richard Keller,
	Tom Grosskopf		Board Engineer
	Mike Malloy		
	Jonathan Rosenberg		
	Mike Pesce (Alt. #1)		
	Debra Coonce, Board Secretary		
	Jolanta Maziarz, Esq., Board Attorney		
	Liz Leheny, Board Planner		

- (6) **Meeting Minutes** – None.

- (7) **Application** –

Board Planner Leheny was sworn in to offer testimony on behalf of the Township.

Lot Line Adjustment/Minor Subdivision & Bulk Variances
Block 11204 / Lots 10 & 11 / Zone R-3
834-840 Valley Road
Application No. 19-12Z
Mark & Pamela Ierubino

Fredrick Zelley, Esq. appeared on behalf of the Applicant.

Witnesses sworn in to offer testimony on behalf of the Applicant:

Mark Ierubino, as Applicant
William Hollows, as Engineer

No members of the public were present with questions or statements for the Applicant.

During discussion, the Board was in favor of the application to better the size and conditions on both properties. The Board agreed the benefits of the application outweigh any detriments.

Upon motion made by Mr. Pesce and seconded by Vice Chairman Johnson, the application was approved with conditions subject to a memorializing resolution by the unanimous votes of Mr. Pesce, Vice Chairman Johnson, Mr. Gianakis, Mr. Grosskopf, Mr. Malloy, Mr. Rosenberg and Chairman Gerecht; they being all members present and eligible to vote.

(8) **Old Business/New Business** –

Board Secretary Coonce noted the possible dates for the Board to consider adding will be discussed at the Board's next meeting on July 7, 2020.

Board Secretary Coonce also noted that the Township has no plan at this time to re-open the municipal building to the public nor to have meetings resume in the Court Room as we are not able to maintain safe social distancing.

(9) **Adjournment** – The Regular Meeting was adjourned at 8:17 pm.

Respectfully submitted,



Debra Coonce
Zoning Board Secretary
Planning & Zoning Board Coordinator

Videos of Planning Board meeting(s) are available on the Township website at www.longhillnj.gov. Audio recordings of the meeting(s) are available for purchase by filing an OPRA (Open Public Records Act) request through the Municipal Clerk's office. All documents relating to applications may be examined by the public in the Planning & Zoning Office located in the Township of Long Hill Municipal Building.