



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
September 7, 2021**

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

At 7:34 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** – Board Secretary Coonce called the roll:

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

- (6) **Meeting Minutes** – Upon motion made and seconded, the meeting minutes of August 31, 2021 were accepted as presented.

- (7) **Resolution** – The Resolution for Christopher Finley / Application No. 21-05Z will be memorialized at the Board's next regular meeting.

- (8) **Applications** –

Bulk Variance
Block 11602 / Lot 24 / Zone R-4
318 Mercer Street
Application No. 21-09Z
Dana Gonzales
Applicant proposes an inground swimming pool and associated patio in the rear yard of a single-family residence.

Board Engineer Keller and Board Planner Leheny were sworn in to offer testimony on behalf of the Township.

Jared Pape, Esq. appeared on behalf of the Applicant.

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

Chester DiLorenzo, as Engineer
Dana Gonzales, as Applicant
Anthony Schiavone, as Contractor

Members of the public with questions or comments for the Applicant:

Marilyn Schreiber, of Stirling

The Board was in recess from 8:56 pm to 9:05 pm.

During discussion, the Board agreed that the variances requested are due to the property being undersized, and as the Applicant has agreed to secure any/all necessary permits required by the NJ Department of Environment Protection (NJDEP), as it will only be a positive solution for any current drainage within the area. They further agreed the application would cause no detriment to the neighborhood.

Upon motion made by Vice Chairman Johnson and seconded by Mr. Hain, the application was approved with conditions subject to a memorializing resolution by the votes of Vice Chairman Johnson, Mr. Hain, Mr. Gianakis, Ms. Robertson and Chairman Gerecht; they being all members present and eligible to vote. Mr. Aroneo voted against the application.

(9) **Old Business/New Business** – None.

(10) **Adjournment** – The Regular Meeting/Hearing was adjourned at 9:27 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.