

RAMSEY ZONING BOARD OF ADJUSTMENT
Minutes of the Regular Meeting
February 15, 2023

REGULAR MEETING

Mr. Scuderi called the regular meeting of the Board of Adjustment of the Borough of Ramsey to order at or about 7:30 P.M. **Mr. Scuderi** announced that the meeting is being conducted via teleconferencing due to the COVID-19 restrictions.

PLEDGE OF ALLEGIANCE

Mr. Scuderi led the Pledge of Allegiance.

Mr. Scuderi read the Open Public Meetings Law notice.

ATTENDANCE	PRESENT	ABSENT
Mr. Crimmins	X	
Mr. FitzPatrick	X	
Ms. Jarvis	X	
Mr. Giancaspro	X	
Mr. Grissoni, Alt. 2	X	
Mr. Molinari, Alt 1	@7:37 pm	
Mr. Raspantini	X	
Mr. Scuderi	X	
Chairwoman Strollo		X
Mr. Rogers Esq., Board Attorney	X	
Mr. Hals, Board Engineer	X	
Ms. Lupo, Board Admin. Secretary	X	

APPROVAL OF MINUTES

A motion to approve the minutes of January 18, 2023 was made by Mr. Crimmins, seconded by Ms. Jarvis. All eligible member vote in favor. Carried.

RESOLUTION(S)

Victor Miller & Danielle Barberio, Block 2802, Lot 24; 25 New Street. Variances were approved to allow side yard setback of 7.3' where 10' is required, rear yard setback of 12' where 25' is required, maximum building coverage of 23.5% where 20% is allowed and maximum impervious coverage of 48.1% where 40% is allowed.

A motion to waive the reading of the Resolution was made by Mr. Scuderi, seconded by Ms. Jarvis. Carried.

A motion to approve the Resolution was made by Mr. Crimmins seconded by Ms. Jarvis.

Roll Call: AYES: Mr. Crimmins, Mr. FitzPatrick, Mr. Giancaspro,
 Ms. Jarvis, Mr. Molinari, Mr. Raspantini, Mr. Scuderi
 NAYES:
 ABSTAIN: Mr. Grisoni
 ABSENT: Chairwoman Stollo

Carried.

Victoria & Matthew Goulet, Block 5410, Lot 19; 60 Nottingham Road. Variance was approved to allow a rear yard setback of 16.3' where 25' is required.

A motion to waive the reading of the Resolution was made by Mr. Crimmins, seconded by Ms. Jarvis. Carried.

A motion to approve the Resolution was made by Mr. Crimmins, seconded by Ms. Jarvis.

Roll Call: AYES: Mr. Crimmins, Mr. FitzPatrick, Mr. Giancaspro,
 Ms. Jarvis, Mr. Molinari, Mr. Raspantini, Mr. Scuderi
 NAYES:
 ABSTAIN: Mr. Grisoni
 ABSENT: Chairwoman Stollo

Carried.

BOARD COMMENTS - None

PUBLIC COMMENTS - None

PUBLIC HEARING

Ronald & Jolanta Provost, Block 4502, Lot 15; 27 Chestnut Street. Variance to allow a front yard setback of 33.6' (40.6' existing) where 40' is required.

Mr. Rogers verified that the applicants had noticed properly and that the hearing could proceed.

Ronald & Jolanta Provost were sworn in.

Summary:

The applicant is proposing to add a covered porch across the entire front of the house and a 1-story addition to the rear of the house. The proposed 1-story rear addition is conforming to the minimum setback requirements. The existing house faces Chestnut Street and has an uncovered landing with stairs down to a walkway. The landing is to be removed and a new 7' wide covered porch across the entire front of the house is proposed. The proposed covered porch will decrease the front yard setback from 40.6' to 33.6' where a minimum of 40' is required.

The following exhibits were presented:

Exhibit A-1 Architectural Plan last revised September 28, 2022

Exhibit A-2 Photo #1 front yard

Exhibit A-3 Photo #2 front yard

PUBLIC QUESTIONS - None

PUBLIC COMMENTS - None

A motion to approve the application was made by Mr. Crimmins, seconded by Ms. Jarvis.

Roll Call:	AYES:	Mr. Crimmins, Mr. FitzPatrick, Mr. Giancaspro, Ms. Jarvis, Mr. Molinari, Mr. Raspantini, Mr. Scuderi
	NAYES:	
	ABSTAIN:	Mr. Grisoni
	ABSENT:	Chairwoman Strollo

Carried.

NEW BUSINESS

2022 Annual Report

Mr. Raspantini commented about the many applications that were heard that required a front yard variance because of the need to enclose their front porch or add a portico to cover the front steps due to safety from the weather elements. Mr. Hals commented that there could be an Ordinance that could allow projections in the front yard. The Board recommended Mr. Rogers prepare a report to be submitted to Mayor & Council with their recommendation for the next meeting.

OLD BUSINESS

ADJOURNMENT

A motion was made by Mr. Crimmins, seconded by Ms. Jarvis to adjourn the regular meeting at 8:20 pm. All voted in favor. Carried.