

**TOWNSHIP OF PARSIPPANY-TROY HILLS
ZONING BOARD OF ADJUSTMENT
MINUTES OF MEETING FROM APRIL 15TH, 2009**

The meeting of the Board of Adjustment commenced at 7:35 P/M. the following members were present: Mr. Dickens, Mr. Dredden, Ms. Gragnani, Ms. Jennrich, Mr. Kimmey, Mr. Pathak, Ms. Schindel. ABSENT: Ms DeCroce, Mr. Iracane.

The Board was represented by Counsel: George W. Johnson. Esq.

This meeting was conducted by the Vice-Chairperson, Michele Jennrich.

The Chairperson read into record the Open Public Meetings Act in accordance with NJSA 10:4-6 et. seq.

The Pledge of Allegiance was recited.

The Public Portion of this meeting was opened for any persons wishing to speak or ask questions not on this evening's agenda. There were none, and this portion was closed.

The Board had a request from Robert C. Garofalo, Esq. to carry application # 09:01/02 to the August 5th meeting. Motion to grant moved by Mr. Kimmey, second, Mr. Dickens, with all in favor.

The Board had a request from Joseph P. O'Neill, Esq. to carry application #07:80 "A" to the July 22nd meeting. Motion to grant moved by Mr. Dickens, second, Ms. Gragnani.

The Board memorialized a resolution in behalf of Christian Testimony in application 09:05 for final site plan. Motion moved by Mr. Dickens, second Mr. Dredden, with all in favor.

The Board heard application # 08:37 in behalf of Mr. and Mrs. Frank Elia, property affected is located at 65 Brooklawn Drive, lying in tax block 168 tax lot 31 in the R-3 zoning district. Applicants appeared and testified in their own behalf. No interested parties were present. Mr. and Mrs. Elia wish to construct a one story addition 16' x 16' and a 24'x24' open deck with deck stairs and bilco doors. The variance requested is for building coverage. Their existing coverage is now at 16.45% and will increase to 18.16%. They have an existing side yard of 9.6' and this will remain. Mr. Elia stated that the addition is to enlarge their den for added family living and space. They will match materials to the existing exterior of the home. Statement from Ms. Gragnani as to why this should be granted: she believe that this is a good application, it will benefit the family, the increase in coverage is diminimus and she is in favor of approval. Motion to grant moved by Mr. Dickens, second, Mr. Kimmey, with all in favor.

The Board heard application # 09:09 in behalf of Mr. and Mrs. Ryan Frei, in application # 09:09. Property affected is located at 123 Highwood Road lying in tax block 102, tax lot 4 in the R-3 zoning district. Mr. and Mrs. Frei appeared and testified in their own behalf. No interested parties were present. Mr. and Mrs. Frei had previously been before the Board in 2008 to construct a new single family dwelling with a one car garage. They now wish to construct a two car garage which will increase their building from 15% to 16.28%. Statement from Mr. Kimmey as to why this should be granted. He believes that this is a very diminimous request and will not impair neighborhood or zone plan and recommends approval. In addition, the Board will advise the construction official that they have no objection to the issuance of a temporary certificate of occupancy which will allow Mr. and Mrs. Frei to move into their new home while the second garage is completed. Motion to grant moved by Mr. Pathak, second, Mr. Dredde, with all in favor.

With no other business to come before this Board, this meeting was adjourned @ 8:00 P.M.

*Respectfully submitted,
Harriet Jacobs,
Board of Adjustment*