

Town of Dover Board of Adjustment

- Michael Scarneo - Chairman
- Joseph Corsetto
- Charles Franco
- Cephas Bowles
- LuAnn Mizzoni
- Robin Kline

COUNTY OF MORRIS
37 NORTH SUSSEX STREET
P.O. BOX 798
DOVER, NEW JERSEY 07802-0798

- William Cook - Vice-Chairman
- Walt Michalski (Alternate I)
- Carlos Matias (Alternate II)
- Kurt Senesky - Board Attorney
- Michael Hantson - Town Engineer/Planner
- Regina Nee - Clerk/Secretary

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REGULAR MEETING OF THE BOARD OF ADJUSTMENT OCTOBER 13, 2004

CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE TO THE FLAG

ADEQUATE NOTICE OF MEETING

APPEAL TIME

APPROVAL OF MINUTES: September 8, 2004 – Regular Meeting

RESOLUTIONS

13-04- East Dragon Karate Academy; Block 1206, Lot 16, also known as 58-60 Bassett Hwy located in the C-1 Zone. The application is a Use Variance and Waiver of Site Plan to convert a vacant space that was formerly a Gym to a Karate School, and any variances and waivers that may be required. **Approved with conditions.**

CASES

06-04- Dover Plaza, Inc. and R&L Parking Company, LLC; Block 1318, Lots 1 & 6, also known as 150 and 212-216 East McFarlan Street located in the C-2 and R-3A Zone. The application is a Preliminary and Final Major Site Plan and Use Variance to construct a 1,584 SF addition to an existing retail center with associated parking and other site improvements, with side yard setback, parking setback, bulk requirements, and any variances and waivers that may be required. **Use Variance approved; Site Plan carried to the October 13, 2004 meeting.**

08-04- Ivan and Carmen Monaco; Block 1102, Lot 32, also known as 52 Grant Street located in the R-2 Zone. The application is a building coverage variance for a two (2) story rear addition, and any variances and waivers that may be required. **Variance Approved; Architectural Plans were to be reviewed when submitted.**

11-04- Leifken-Dover Realty Co., LLC; Block 1902, Lots 25, 26, 27 & 28, also known as 218 E. Blackwell Street located in the C-1 Zone. The application is a Use Variance and Preliminary and Final Major Site Plan to construct a 6,265 SF eight bay motor vehicle body repair addition, a 1,500 SF office addition, a 4,500 SF eight storage space addition and a 3,200 SF retail building with associated site improvements and demolition as a phased

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project, and any variances and waivers that may be required. **Continued; carried from August 11, 2004 meeting. Carry to November 10, 2004**

12-04- Cheryl D. Young; Block 2316, Lot 2, also known as 10-12 N. Salem Street located in the IND Zone. The application is a Use Variance and Waiver of Site Plan to convert one side of an existing two (2) family dwelling for use as a Beauty Salon, and any variances and waivers that may be required. **New Application - Incomplete.**

14-04- Saint Clare's Health Services; Block 202, Lot 1, also known as 400 W. Blackwell Street located in the R-1 Zone. The application is a Use Variance for a proposed retail pharmacy and Major Site Plan for the construction of a 2,800 SF EMT Administration Building, a relocated helipad, a 51' X 64' canopy and associated site improvements, and any other variances and waivers that may be required. **New Application.**

OLD BUSINESS

NEW BUSINESS

Discussion of Meeting Minute preparation

DATES: Next meeting is on November 10, 2004 – 7:30 PM

ADJOURNMENT

**IF ANY MEMBER CANNOT ATTEND MEETING PLEASE CALL CLERK AT
366-2200 Ext. 115 AT LEAST 24 HOURS IN ADVANCE.**