

ZONING BOARD OF ADJUSTMENT AGENDA

- AGENDA REVIEW
- PUBLIC HEARING

1. Applicant: **GILBERTO SOTO** *Pro se*
ADDRESS: 2851 Alberic Street
Block 905, Lot 2 Zone A-5
Type of Variance: “C”
Requesting: Construction of a 15’x15’x15’ bathroom/laundry room addition to an existing home.
2. Applicant: **ROBERT & DEBORAH DECRESCENZO** *Pro se*
ADDRESS: 1710 S. Main Road *APPLICATION INCOMPLETE*
Block 6202, Lot 20 Zone R-5
Type of Variance: “D”
Requesting: Use variance for the conversion of a mixed-use structure (1st Floor – Commercial & 2nd Floor – Residential) to a two-family dwelling.
3. Applicant: **MIGUEL A. TORRES MELENDEZ** *Alfred Verderose, Esq.*
ADDRESS: 33 N. Valley Avenue *APPLICATION INCOMPLETE*
Block 3114, Lots 41, Zone R-3
Type of Variance: “D”
Requesting: Resolution 2021-53 (12/15/21) approved an oversized garage. Applicant now seeks approval to add a second-story apartment over the garage, resulting in three dwelling units on one lot.
4. Applicant: **MANUEL V. BRIONES ABAD** *Pro se*
ADDRESS: 3413 N. Delsea Drive
Block 403, Lots 29, Zone B-3
Type of Variance: “D”
Requesting: Expansion of existing non-conforming use for extension of roof rake on home to alleviate any future water damage.
5. Applicant: **JOHN PROVENZANO** *Michael Gruccio, Esq.*
ADDRESS: 829 S. Lincoln Avenue
Block 4505, Lots 92, Zone R-6
Type of Variance: “D”
Requesting: Use variance to construct a 40’x 60’ garage without a principal structure.
6. Applicant: **OAKS INTERGRATED CARE** *Justin White, Esq.*
ADDRESS: 1420 S. Lincoln Avenue
Block 5223, Lot 18, Zone R-5
Type of Variance: “D”
Requesting: Expand the services of an existing mental health counseling and treatment center to include drug and alcohol counseling and treatment.

7. Applicant: **ROTH 3880 REALTY, LLC**
ADDRESS: 3880S. Delsea Drive
Block 7007, Lot 10.2
Type of Variance:
Requesting: Extension request for resolutions #2024-35 & 2025-38.

PUBLIC COMMENT