

**TOWNSHIP OF HOPEWELL
ZONING BOARD OF ADJUSTMENT**

AGENDA TO THE EXTENT KNOWN

WEDNESDAY, JUNE 6, 2018

**7:00 P.M. AGENDA MEETING (open to the public)
7:30 P.M. REGULAR MEETING**

- I. CALL MEETING TO ORDER AND STATEMENT OF PROPER NOTICE** - Notice of this meeting has been posted on the municipal bulletin board and forwarded to the Hopewell Valley News, The Times, the Trentonian and the Hopewell Express on January 3, 2018, in accordance with the Open Public Meetings Act, Chapter 231, P.L. 1975. This meeting is being audio recorded.
- II. ROLL CALL**
- III. MINUTES SUBMITTED FOR APPROVAL**

Regular Meeting of April 4, 2018

IV. APPLICATIONS

NOTE:

Application Materials for listed cases can be found under the heading, **DOCUMENTS FOR ACTIVE CASES**, at the following website address: <http://www.hopewelltpw.org/294/Zoning-Board-of-Adjustment>

- A. CASE 2017-16 – AB Mulch** - 1569 Reed Road, Hopewell, New Jersey; Township Tax Map Block 91, Lot 18. Applicant is seeking a Use Variance along with a bulk variance for front yard setback to construct a wood mulch production facility on the property situated in the Special Industrial (SI) Zoning District. ***(Continued from the 1/3/2018 Meeting)***.
- B. CASE 2018-08 – Alicia Lambert** – 44 Wilfred Avenue, Hopewell, New Jersey; Township Tax Map Block 117, Lot 44. Applicant is seeking Hardship/Bulk Variances for right side yard setback and rear yard setback to construct a sunroom enclosure on the rear of the residential dwelling situated in the R-50 Residential Zoning District. ***(Carried from the 5/02/2018 Meeting)***
- C. CASE 2018-11 – Christopher & Kimberly Ananian**– 3 Winding Brook Way, Hopewell, New Jersey; Township Tax Map Block 98, Lot 2.09. Applicant is seeking a Hardship/Bulk Variance for right side yard setback to construct a deck on the rear of the residential dwelling situated in the Valley Resource Conservation (VRC) Residential Zoning District.

V. APPLICATIONS (Continued)

D. CASE 2018-12 – Stephen Zarodnansky- 2551 Pennington Road, Hopewell, New Jersey; Township Tax Map Block 85, Lot 4. Applicant is seeking a Use Variance to operate an automotive detail shop in conjunction with an existing fuel service station on the property situated in the Neighborhood Retail Commercial (C-1) Zoning District.

VI. MEMORIALIZATION OF RESOLUTIONS

A. CASE 2018-01 – Disch & Sons Distillers, LLC – 130 Hopewell-Rocky Hill Road, Hopewell, New Jersey; Township Tax Map Block 14, Lot 15.01.

B. CASE 2018-09- Keith Calandra – 30 Diverty Road, Hopewell, New Jersey; Township Tax Map Block 86, Lot 37.

C. CASE 2018-03 – Ruth Melk – 211 Blackwell Road, Hopewell, New Jersey; Township Tax Map Block 44, Lot 20.

VII. ADJOURNMENT