

**BRIELLE PLANNING/ZONING BOARD AGENDA
TUESDAY, APRIL 12, 2022
(VIRTUAL MEETING)**

<https://www.gotomeet.me/BrielleBorough/pb>

ACCESS CODE 794-656-477

phone (if needed) 1-866-899-4679

CALL TO ORDER: 6:00 p.m.

SALUTE TO THE FLAG &
SILENT PRAYER

SUNSHINE STATEMENT

ROLL CALL

APPROVAL OF
MINUTES: March 8, 2022

APPOINTMENT: Charlie Tice to become a regular Class IV member to replace the term of James Maclearie who has resigned.

CORRESPONDENCE: Notice of Route 70 Natural Gas Main Replacement, Manasquan River Crossing, maps included. January/February issue of NJ Planner.

OLD BUSINESS:

Consideration of approval of Resolution for Block 51, Lots 10.01 & 11, 319 & 401 Leslie Avenue, Delgado & Hamilton, subdivision to move rear lot lines.

Consideration of approval of Resolution for Block 10.01, Lot 15 & 16, 704 & 704 ½ Union Lane, Scott & Siano, subdivision to move rear lot lines.

Continuation of Application for variance relief for Block 60, Lot 17, 9 Crescent Drive, owned by Peter & Katelynn Cappiello, to allow renovations & addition to a single-family dwelling. Side Yard Setback – 10 feet required, 5.67 feet existing to southerly side, 6 feet proposed; 9.58 feet existing & proposed to northerly side second story. Maximum Building Coverage – 20% allowed, 25.9% existing & 28.5% proposed. Existing Nonconforming Conditions: Lot Area – 11,250 square feet minimum required, 7,268 square feet existing; Lot Width – 75 feet minimum required, 60 feet existing; Lot Depth – 125 feet minimum required, 111 feet existing; Rear Yard Setback – 35 feet required, 33.5 feet existing.

NEW BUSINESS:

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NEW BUSINESS :

Application for variance relief for Block 81.01, Lot 9, 414 Melrose Avenue, owned by Frank & Theresa Angello, to allow construction of a deck. Rear Setback – 35 feet required, 37 feet existing, 23 feet proposed. Rear Setback for Accessory Use – 5 feet required, 4.9 feet existing/proposed. Existing Nonconforming Conditions: Lot Coverage 20% maximum allowed, 21.41% existing/proposed. Lot Area – 11,250 square feet required, 7,500 square feet existing. Lot Depth – 125 feet required, 100 feet existing.

Application for variance relief for Block 76.01, Lot 3, 414 Brown Street, owned by Allison Princiotta (Applicants – Richard & Rosalie Giordano), to allow construction of a second floor addition & dormers. Front Yard Setback (2nd floor) – 40 feet required, 26.10 feet proposed. Existing Nonconforming Conditions: Minimum Lot Area – 15,000 square feet required, 10,000 square feet existing. Minimum Lot Depth – 125 feet required, 100 feet existing. Front Yard (1st floor) – 40 feet required, 24.7 feet existing. Lot Coverage – 20% maximum allowed, 25.63% existing.

OTHER BUSINESS

POSSIBLE EXECUTIVE SESSION (Litigation)

ADJOURNMENT

Note: The next meeting of the Brielle Planning/Zoning Board will be Tuesday, May 10, 2022

Note: To those in the public who do not have the capability of speaking through their computer – members of the public who wish to comment on any agenda matter may do so in writing by regular or email only (townhall@brielleboro.com). The comment should be specific as to what item their comment(s) apply to. All comments must be received at least four hours before the scheduled meeting time. Comments shall be read into the record at the conclusion of the public comment portion of the meeting.