

**BRIELLE PLANNING BOARD AGENDA  
TUESDAY, August 10<sup>th</sup>, 2021  
(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

CORRESPONDENCE: receipt of May/June issue of NJ Planner

APPROVAL OF  
MINUTES: July 13<sup>th</sup>, 2021

OLD BUSINESS: Approval of Resolution for Block 61, Lot 1, 1.01, 2, 2.01 32 Crescent Drive, owned by Thomas & Susan Young, to allow construction of a new dwelling.

Continuation of variance relief hearing for Block 43.01, Lot 17, 623 Green Avenue, owned by Ryan Burlew, to allow construction of a new home. Minimum Lot Width - 75 feet required; 58 feet existing. Front Setback (principal to Homestead Road) -25 feet required; 15 feet proposed. Front Setback (accessory garage to Green Avenue) - 25 feet required; 14.0 feet proposed. Front Setback (accessory pool to Green Avenue) - 25 feet required; 13.2 feet proposed. Front Setback (principal/deck to Green Avenue) - 25 feet required, 16.3 feet proposed. Rear Setback (accessory garage) 16 feet required; 12.1 feet proposed. Accessory Building Height (garage) -18 feet maximum allowable, 24 feet proposed. Lot Coverage - 20% maximum allowed, 20.9% proposed. Two-car Garage - 600 square feet allowable, 1,500 square feet proposed.

NEW BUSINESS: Application for variance relief for Block 56, Lot 8, 105 Lake Avenue, owned by Michael & Lorraine Zimmermann, to allow

construction of a garage and in-ground pool. Maximum Lot Coverage - 20% allowed, 21.5% existing, 25.4% proposed. Structure to Pool - minimum separation of 10 feet required, 5 feet proposed (from garage). Driveway — not conforming to the zone.

#### OTHER BUSINESS

Informal Hearing for Block 79.02, Lot 3, 424 Euclid Avenue, owned by Edward Barrett & Bernadette Conte, to allow a Minor Subdivision. Note: this property is in a Commercial Zone, and they are asking for a subdivision to create a commercial lot and keep the single-family home that is existing on the other lot.

Request of time extension for filing of a Minor Subdivision for Block 61, Lot 6.01,22 Crescent Drive, owned by Michael & Lori Centrella.

#### ADJOURNMENT

**The next meeting of the Planning/Zoning Board will be Tuesday, Sept. 14<sup>th</sup>, 2021.**

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](mailto: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