



Township of Roxbury

1715 Route 46
Ledgewood, NJ 07852
www.roxburynj.us

NOTICE IS HEREBY GIVEN that the August 14, 2023 Regular Meeting of the Roxbury Township Zoning Board of Adjustment is scheduled to take place at 7:00 pm in the Council Room of the Municipal Building. The meeting is open to the public to provide the opportunity to be heard during the public portions of the meeting. The purpose of the Regular Zoning Board Meeting is to conduct routine business. Formal action may be taken.

AMENDED AGENDA

MINUTES:

July 10, 2023 meeting minutes *to be approved.*

RESOLUTIONS:

ZBA-22-041 SPARK CAR WASH, LLC.

Use Variance, Preliminary Major Site Plan and Bulk Variance relief for property located at 1441 Route 46, Ledgewood, Block 8602, Lot 42 in a B-2 zone.

ZBA-21-008 KALM. Use Variance for property located at 142 Lakeside Boulevard, Landing, Block 11001, Lot 3 in a R-3 zone.

EXTENSION:

ZBA-23-017 WOODMONT. property located at 1735 & 1751 Route 46, Ledgewood, Block 9603, Lots 3 & 4 in a OB zone.

APPLICATIONS:

ZBA-23-004 GUZMAN-HERNANDEZ. Bulk Variance for property located at 72 Kenvil Avenue, Succasunna, Block 3901, Lot 36 in a R-3 zone. *(Request to be carried to the September 11, 2023 meeting with no further notification required.)*

ZBA-23-010 301 KINGSLAND RD, LLC. Bulk Variances for property located at 301 Kingsland Road, Landing, Block 11001, Lot 14 in a R-3 zone.

ZBA-23-008 KHAN. Bulk Variances for property located at 82 Lazarus Drive, Ledgewood, Block 8303, Lot 6 in a R-3 zone.

ZBA-23-009 RUBIANO. Bulk Variances for property located at 18 N First Avenue, Kenvil, Block 2613, Lot 16 in a R-3 zone.

OLD BUSINESS:

NEW BUSINESS:

OPEN TO THE PUBLIC:

*No discussion of any pending application.

ZONING BOARD OF ADJUSTMENT
TOWNSHIP OF ROXBURY
Tracy Osetec, Board Secretary
August 7, 2023