

**CAMDEN CITY ZONING BOARD OF ADJUSTMENT
REGULAR MEETING OF JULY 7, 2014 - 5:30 P.M.
CITY COUNCIL CHAMBERS, SECOND FLOOR, CITY HALL
PROPOSED AGENDA**

ROLL CALL

Robert H. Hamilton Jr. Chairman
Darnell Hance, Vice Chairman
Dani Annise, Secretary
Isaias Martinez
Henrietta Washington
Theresa Atwood

Brian Schaffer, Attorney for Board

READING OF SUNSHINE LAW

In conformance with the Sunshine Law of New Jersey, notice of the meeting was posted in the Municipal Clerk's Office on **July 2, 2014**

PUBLIC HEARINGS

CONTINUED - THOMAS WELSH 1114 COLLINGS ROAD BLOCK 719 LOT 52

Proposes a duplex. USE IS NOT PERMITTED – USE VARIANCE IS NEEDED, APPLICANT MUST BE ABLE TO DEMONSTRATE OFF-STREET PARKING, SITE PLAN WAIVER MAYBE NEEDED. (continued for pictures to show meters)

CONTINUED - LE WU – RE 424 SOUTH FOURTH STREET – BLOCK 186 LOT 53

Proposes two apartments – REHAB DENIED FOR FOLLOWING REASON (Lanning Square Redevelopment Plan) – Residential R-2 Zone – OFF STREET PARKING REQUIREMENTS, BULK VARIANCE IS NEEDED (continued for pictures to show meters and garage)

VIRGILLIO MENDEZ RE WS NORTH 21ST STREET BLOCK 850 LOT 14

Proposes installation of a roof for storage of cars and personal items. USE IS NOT PERMITTED – USE VARIANCE IS NEEDED, OFF-STREET PARKING AVAILABILTY – BULK VARIANCE IS NEEDED.

CENTENNIAL VILLAGE II, LLC 1200 EAST STATE STREET BLOCK 807 LOT 6

Proposes to install poles and height for security cameras. INTERPRETATION IS NEEDED FOR USE OF POLE AND HEIGHT, USE VARIANCE NEEDED FOR HEIGHT OF POLE.

PABLO GARCIA/CARMELO GARCIA 314 VINE STREET BLOCK 28 LOT 37

Proposes a 3-unit Apartment. USE IS NOT PERMITTED – USE VARIANCE IS NEEDED, BULK VARIANCE IS NEEDED – OFFSTREET PARKING IS NEEDED.

JESUS MENDEZ 2715 MITCHELL STREET (NS MITCHELL 80 E. 27TH STREET BLOCK 1091 LOT 13

Proposes an Auto Repair Shop. Application was denied by the ZBA for Used Tire Repair Business in 2001.

MARIA SHARMA 20 SOUTH 35TH STREET BLOCK 1060 LOT 34

Proposes a 4ft. fence and to enclose front porch with sheet rock, enlarge back porch to 13' x 18' with scree. REAR ADDITION DOES NOT MEET THE SIDE & REAR YARD REQUIREMENTS –(C) BULK VARIANCE. FENCE IS ON THE CITY RIGHT OF WAY – CITY COUNCIL APPROVAL IS NEEDED.

CECIL FRAY/THE COMPLETE HOME REPAIR DOCTOR, INC. 506 WALNUT STREET BLOCK 317 LOT 61

Proposes a Conversion from SFD to Duplex. OFF STREET PARKING IS NEEDED- (C) BULK VARIANCE IS NEEDED.

LUTHERAN SOCIAL MINISTRIES 555 ATLANTIC AVENUE BLOCK 345 LOT 11.

Proposes a Daytime Homeless Shelter providing Counseling. USE VARIANCE IS NEEDED FOR EXPANDED USE. SITE PLAN APPROVAL IS NEEDED.

ALFONSO ESTRELLA 3158-60 WESTFIELD AVENUE (AKA 3160 WESTFIELD AVENUE) BLOCK 1022 LOT 1.03.

Proposes a 10FT Tower & 8FT Antenna for Taxi Cab Base Office. APPLICATION WAS DENIED IN DECEMBER 2013. APPLICANT DID NOT APPEAL DECISION WITHIN 20 DAY STATUTORY PERIOD. INTERPRETATION, USE AND BULK VARIANCES MAYBE NEEDED.

OLD BUSINESS

Adoption of Resolutions

Granting Bulk & Use Variance to Kine & Diane Fulton RE 944 Pearl Street (Two Efficiency Apartments & One Two- Bedroom Apartment-Garage not permissible)

Granting Use Variance to King Solomon Community Sharing & Caring Corp. 2656 Baird Boulevard (Site Plan Waived – Distribution of food for the needy)

Granting Use and Bulk Variance to David Quinones 2400 Federal Street (Office – Tattoo Printing)

NEW BUSINESS

Decisions on cases heard