

**TOWNSHIP OF ABERDEEN**  
**ZONING BOARD OF ADJUSTMENT**  
**PUBLIC MEETING**  
**AGENDA**

**April 23, 2014**

**Wednesday, 7:30 p.m.**

1. **CALL TO ORDER**
2. **PLEDGE OF ALLEGIANCE**
3. **ANNOUNCEMENT:** In compliance with the Open Public Meetings Act, notice of this meeting has been published in the appropriate newspaper on March 18, 2014.
4. **ROLL CALL**
5. **MINUTES (March 5, 2014 Reorganization and Public Meetings )**

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**CONTINUED BUSINESS**

1. **V13-104 (revised)/Saad**  
**Applicant and Property Owner: Emad Saad**  
**59 Wilson Avenue**  
**Block 120, Lot 6**

Continued Business, **V13-104 (revised)/Saad, Applicant and Property Owner: Emad Saad, 59 Wilson Avenue, Block 120, Lot 6, Revised variance application**, originally heard in May and December, 2013, for applicant to (1) relocate trees possibly in the public right of way a minimum of 5 ft. inside front property line; (2) maintain 54 inch high fence 1.2 ft., 1.5 ft. and 2.9 ft. inside front property line where 35 ft. minimum is required for a fence over 4 ft.; (2) maintain 54 inch high +/- stone pillars 1.2 ft. and 1.5 ft. inside front property line where maximum height for structures in front yard is 4 ft., and where 35 ft. maximum set back is required; (3) maintain 54 inch high +/- gates attached to pillars 1.2 ft. and 1.5 ft. inside front property line, where maximum height for structures in front yard is 4 ft. and where 35 ft. front yard set back is required. Note that applicant testified the existing 6 ft. high privacy fence on right side property line has been changed to a 4 ft. high Jarith fence the first 35 ft. (variance is eliminated if change is made), on property located in the R 100 zone without sewer. Fences, pillars and gates were erected without prior approval. Based on the December meeting, the applicant was to carry their application to the January 22, 2014 public meeting (cancelled) with no further notice, and to secure a new survey showing the exact locations and set backs of the fences and structures. The application will be carried without further notice to the April 9, 2014 (cancelled) meeting so new Board members can hear the CDs of meetings they missed).

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**NEW BUSINESS**

1. V 14-100/Conover and Vallas  
Applicant and Property Owners: Tom Conover and Susan Vallas  
146 Andover Lane  
Block 14, Lot 52  
(Variance to erect 6 ft. fence 10 ft. from Lloyd Road (second front yard), where fences are not permitted in front yards in the R75/PC zone, and install 18 ft. round above ground pool 15 ft. from Lloyd Road, where 25 ft. minimum required (two front yards).

**NEXT PUBLIC MEETING**

May 28, 2014







