

RESOLUTION #2021-001

ADOPTING THE **2020** ANNUAL REPORT OF
THE ZONING BOARD OF ADJUSTMENT
OF THE BOROUGH OF HAWTHORNE

WHEREAS, the Municipal Land Use Law requires that the Zoning Board of Adjustment, shall, at least once per year, review its decisions on applications and appeals for variances and prepare and adopt by resolution a report on its findings on zoning ordinance provisions which were the subject of variance requests and its recommendations for zoning ordinance amendments or revisions, if any; and

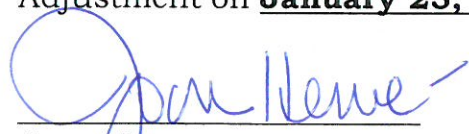
WHEREAS, the Board has prepared its Annual Report in this regard for the calendar year **2020**, and said report reviews the decisions of the Board on applications and appeals as required by the Municipal Land Use Law, and further sets forth findings of the Board on zoning ordinance provisions which were the subject of variance requests as well as the recommendation of the Board, if any, as may be set forth in said report, regarding zoning ordinance amendments and/or revisions;

WHEREAS, said Report was considered and approved by the Board at the time of its public meeting on **January 25, 2021**;

NOW, THEREFORE, the Board hereby adopts said Annual Report, and the Board hereby further respectfully submits said Annual Report along with this resolution adopting same, to the Mayor and Council and the Planning Board of the Borough of Hawthorne

	Motion	Second	Aye	Nay	Abstain	Absent
Chairman Hallock						
Vice Chairman Gallagher	X		X			
Board Member Chamberlin			X			
Board Member Cuttitta			X			
Board Member De Ritter		X	X			
Board Member Sasso			X			
Board Member Schroter			X			
Alt. 1 Member Wenzke						
Alt. 2 Member Hatch						

This is to certify that the above Resolution was adopted by the Zoning Board of Adjustment on **January 25, 2021**



 Joan Herve,
 ZBA Secretary

MEMORANDUM

TO: Hawthorne Zoning Board of Adjustment
FROM: James J. Delia, Esq.
DATE: January 20, 2021
RE: Summary of 2020 Resolutions

This memorandum sets forth a brief summary of the Board's formal action in 2020. There was a total of Four resolutions were adopted as follows:

- 2020-001 – Verrengia, 43 Sunrise Drive, Lot 6, Block 276.01 – Approving side yard and combined side yard setbacks in the R-1 Zone.
- 2020-002 – Cannata, 101 Bamford Avenue, Lot 7, Block 143 - Approving Lot Coverage/Impervious Coverage Variances, Minimum Lot Area, Minimum Lot Area Per Dwelling Unit, Minimum Lot Width, Front Yard and Side Yard Setbacks and Expansion of a Two Family Home in the R-1 Single Family district.
- 2020-003 – Bushoven, 52 Brookside Avenue, Lot 7, Block 143 – Approving Side Yard Setback, Rear Yard Setback, Building Coverage and Maximum Impervious Lot Coverage in the R-1 Single Family district.
- 2020-004 – 53 Braen Avenue, LLC, 10 Sotnick Street, Lot 81, Block 287 – DENYING Use Variance to permit a two family home in the R-1 Single Family district and Variance from requirement to depict trees greater than 8 inches in diameter.