

**ZONING BOARD OF ADJUSTMENT**  
**BOROUGH OF HAWTHORNE**  
**AUGUST 21 , 2023**

**AGENDA**

The regular meeting of the Hawthorne Zoning Board of Adjustment will be held on Monday, August 21, 2023 in the Auditorium-Courtroom on the first floor of the Municipal Building, 445 Lafayette Avenue, Hawthorne, New Jersey. The work\executive session will commence at 6:45 PM with the regular public meeting to commence upon completion of the work session. Formal action may be taken at the work\executive session meetings.

**ROLL CALL**

**PLEDGE OF ALLEGIANCE**

**OPEN PUBLIC MEETINGS ACT STATEMENT**

**MINUTES**

The minutes for the meeting of May 15, 2023 will be acted upon.

**CORRESPONDENCES**

**MEMORIALIZED RESOLUTION**

**Applicant, 48 Beverly Road (block 290.02 lot 1.02)**

The property is location in the R-1 Zone

Applicant is seeking to construct an in-ground pool, which requires a “C” variance in order to increase impervious lot coverage from 30.2% to 33.3% where 25% is permitted and any other variances, waivers or other relief as the Board may deem necessary.

**OLD BUSINESS**

**NEW BUSINESS**

**Applicant, 69 Parker Avenue, (block 182, Lot 19)**

The site is located in R-2 One & Two Residential Family Zone.

Applicant is seeking variance approval to construct a new addition to the existing one (1) story frame dwelling on site. Variances: Minimum Lot Coverage – Article 540 Attachment 1 Borough of Hawthorne Schedule of Bulk and Coverage Controls requires a maximum Lot Coverage of 35%. A Lot Coverage of 35.9% is proposed. The existing Lot Coverage is 27%. Minimum Side Yard Setback – Article 540 Attachment 1 Borough of Hawthorne Schedule of Bulk and Coverage Controls request a Minimum Side Yard Setback of 10 feet and any other variances, waivers or other relief as the Board may deem necessary.

If you cannot attend the August 21<sup>st</sup>, 2023 meeting, I would appreciate your advice prior thereto if possible.

**Agenda Subject to Change**