



TOWN HALL  
1480 UNION VALLEY ROAD  
WEST MILFORD, NEW JERSEY 07480  
TELEPHONE (201) 728-7000

April 25, 1990

Mr. Gilbert Rodriguez

273 Belleville Avenue  
Bloomfield, New Jersey, 07003

RE: Application # 2-90  
Block 1205; Lot 1

Dear Mr. Rodriguez:

Enclosed is the Resolution enacted by the Board of Adjustment at their March 27, 1990, meeting for the above case.

Copies of this resolution have been sent to the Township Engineer, the Building Department, and Tax Assessor. You **MUST** bring a copy of this resolution and a signed map when you apply for your building permit.

We have retained some copies of your maps for our files and are enclosing the extras.

Very truly yours,

Margaret J. Zester  
Board of Adjustment Secretary

mz  
Enclosures

RESOLUTIONS OF FINDINGS AND CONCLUSIONS  
BOARD OF ADJUSTMENT  
TOWNSHIP OF WEST MILFORD, NEW JERSEY

WHEREAS, Gilbert Rodriguez, 223 Belleville Avenue, Brookfield, New Jersey, 07003, has submitted a variance application to the Zoning Board of Adjustment of the Township of West Milford, County of Passaic, New Jersey, for permission to construct a single family dwelling located on Barnegat Road and known as Block 1205; Lot 1 in the R-2 Zone; and

WHEREAS, a building permit was denied on November 9, 1989, because of non-compliance with Section 18-3.6a of the Land Development Ordinance for the following reasons:

Private Road

WHEREAS, the Board of Adjustment, after carefully considering the evidence presented by the applicant, the adjoining property owners and the general public, has made the following factual findings:

- 1) The Vernon Township-West Milford Township line runs through this property.
- 2) The Tax Assessor, Brian Townsend, in a memo date March 27, 1990, indicated to the Board of Adjustment that he and the Vernon Township Tax Assessor are "in agreement ...that the portion of this lot now in Vernon be annexed by West Milford and subsequently be placed under West Milford's jurisdiction for all municipal services and regulations."
- 3) The Township Engineer, Andrew Lycosky, in memo of January 17, 1990, indicated that "... construction improvements as per ordinance should be \$3,000 with any balance for calcium chloride application on Barnegat Road."
- 4) The property in question conforms to the zoning requirements except that of a private road.
- 5) The proposed dwelling will not cause a substantial detriment to the general public and/or surrounding properties or impair the intent and purpose of the Land Development Ordinance.

NOW, THEREFORE, BE IT RESOLVED: by the Board of Adjustment of the Township of West Milford, on this 27th day of March, 1990, that approval of this variance request be granted subject to:

- 1) A Resolution between West Milford Township and Vernon Township being accepted by both Townships which will confirm the agreement between the two towns Tax Assessors whereby all of this property will be annexed to West Milford Township for all municipal services and regulations.
- 2) The applicant performing \$3,000 of road improvements as directed by the Township Engineer.
- 3) The applicant securing Health Department approval of the septic design.

Gilbert Rodriguez  
Application # 2-90

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Motion by: Henry Griik

Seconded by: Thomas J. Bigger

ROLL CALL VOTE

THOSE IN FAVOR:

Charles Amrhein - James Barrechia - Thomas J. Bigger -  
George Burke - Henry Griik - Vincent Spinavaria -  
William J. Zester

THOSE OPPOSED:

None

William J. Zester CHAIRMAN  
Charles J. Amrhein MEMBER  
[Signature] MEMBER

ATTEST:

Margaret J. Zester  
Margaret J. Zester - Secretary  
The foregoing is a true copy of a  
resolution adopted by the Board of  
Adjustment of the Township of West  
Milford of Passaic County, at its  
meeting held on March 27, 1990,  
as copied from the minutes of said  
meeting.