

**BOROUGH OF FAIR HAVEN  
ZONING BOARD OF ADJUSTMENT**

748 River Road – Fair Haven, NJ 07704  
Phone: (732) 747-0241 ext. \*215 Fax: (732) 747-6962

**Zoning Board Regular Meeting – Virtual Via Zoom, instructions below.  
October 1, 2020 7:15 PM**

- 1. Public Announcement of Compliance (attached)**
- 2. Roll Call and Salute to Flag**
- 3. New Business**

**Bruiser Woods LLC., Kick Dance Studio – 611 River Road, Block 25, Lot 12, B-1 Zone** – Application for second floor addition to single story commercial structure. Variances needed for habitable floor ratio and parking. **Applicant has requested to carry.**

**Flanagan – 8 Haggars Lane, Block 27, Lot 13, R-10A Zone** – Application for additions and internal renovations. Variances needed for side yard, front yard and rear yard setbacks as well as for Habitable Floor Area Ratio.

- 4. Administrative Items**

Approval of Minutes from September 10, 2020 meeting

Zoning Board 2019 Annual Report

- 5. Public Comment**
- 6. Adjournment**

**The Chair reserves the right to change the order of the Agenda.**

**Public Announcement of Compliance**

This is a regular meeting of the Fair Haven Zoning Board of Adjustment. Adequate notice of this meeting has been given pursuant to the provisions of the Open Public Meetings Act. At the time of the Board reorganization in January of this year, the Board adopted its regular meeting schedule for the year. Notice of the schedule was sent to and published in the Asbury Park Press, and was also sent to the Two River Times and the Star Ledger. That Notice was also posted on the bulletin board in Borough Hall, and has remained continuously posted there as required by the Statute. A copy of the Notice is and has been available to the public and is on file in the Office of the Borough Clerk. A copy of the Notice has also been sent to such members of the public as have requested such information in accordance with the statute. Adequate notice having been given, the Board Secretary is directed to include this statement in the minutes of this meeting.



## BOROUGH OF FAIR HAVEN PUBLIC NOTICE

PLEASE BE ADVISED THAT THE THURSDAY, OCTOBER 1<sup>ST</sup>, 2020 FAIR HAVEN ZONING BOARD OF ADJUSTMENT MEETING WILL BE “BROADCASTED” FROM BOROUGH HALL, 748 RIVER ROAD, FAIR HAVEN, NJ. DUE TO COVID-19 AND THE NEED FOR SOCIAL DISTANCING, THE MEETING WILL BE AVAILABLE TO THE PUBLIC IN A LIVE FEED THROUGH THE ZOOM MEETING PLATFORM.

THE MEETING WILL BEGIN AT ITS NORMAL TIME OF 7:15 P.M.

THE PUBLIC MAY PARTICIPATE IN THIS MEETING (SEE BELOW FOR ACCESS INFORMATION; SEE ALSO THE BOROUGH WEBSITE <https://www.fairhavennj.org/zoning-board> FOR FURTHER INFORMATION/INSTRUCTIONS). ANY QUESTIONS SHOULD BE DIRECTED TO THE BOARD SECRETARY AT THE PHONE NUMBER OR EMAIL ADDRESS BELOW.

BELOW IS THE LINK TO ACCESS THE MEETING:

**Join from a PC, Mac, iPad, iPhone or Android device:**

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/85818650459>

**Or iPhone one-tap :**

US: +1-301-715-8592, 85818650459# or +1-646-518-9805, 85818650459#

**Or Telephone:**

Dial (for higher quality, dial a number based on your current location):

US: +1 301 715 8592 or +1 646 518 9805 or +1 267 831 0333

International numbers available: <https://us02web.zoom.us/j/85818650459>

**Webinar ID: 858 1865 0459**

FROM A LAND LINE OR CORDLESS TELEPHONE, YOU CAN **PRESS \*9 TO RAISE YOUR HAND**, IF YOU WOULD LIKE TO BE HEARD/SPEAK DURING PUBLIC COMMENT ON AGENDA ITEMS AND/OR GOOD OF THE BOROUGH.

JENNIFER JOHNSON

BOARD SECRETARY

Phone: 732-245-6111 Email: [jjohnson@fhaboro.net](mailto:jjohnson@fhaboro.net)

NOTE: IF AT THE TIME OF THE MEETING YOU ARE HAVING DIFFICULTY ACCESSING THE PROCEEDINGS OR NEED ASSISTANCE DOING SO, CONTACT JOE MULE AT 732-245-5591 OR [JMULE@FHBORO.NET](mailto:JMULE@FHBORO.NET) OR JENNIFER JOHNSON AT 732-245-6111 OR [JJOHNSON@FHBORO.NET](mailto:JJOHNSON@FHBORO.NET).

**Public Notice**  
**Borough of Fair Haven**  
**Zoning Board of Adjustment**

Please take notice that the Zoning Board of Adjustment (“Board”) of the Borough Fair Haven (“Borough”), Monmouth County, New Jersey, previously issued Notice of its list of regular meetings for the calendar year 2020 and its reorganization meeting for the year 2021. The remainder of such regular meetings for the calendar year 2020 and the reorganization meeting for the year 2021 are as follows:

Regular Meetings for the remainder of 2020:

Place: Borough Hall, 748 River Rd., Fair Haven NJ 07704 (see further below)

Time: 7:15 p.m.

Dates: Thursday, May 7, 2020

Thursday, June 4, 2020

Thursday, July 9, 2020

Thursday, August 6, 2020

Thursday, September 10, 2020

Thursday, October 1, 2020

Thursday, November 12, 2020

Thursday, December 3, 2020

Re-Organization Meeting/First Meeting 2021:

Place: Borough Hall, 748 River Rd., Fair Haven NJ 07704 (see further below)

Time: 7:15 p.m.

Date: Thursday, January 7, 2021

Please take further notice that due to the current Coronavirus/COVID-19 State Directives, until and unless further advised, the above meetings will be conducted virtually/remotely via web meeting, video and telephone conference communications. These remote meetings are open to the public, and interested parties are permitted to participate in same. The meetings will be conducted using the Zoom operating system but interested parties do not need a computer to participate; they may also participate by calling in from a landline or cell phone.

Instructions for accessing/participating in these meetings will be posted on the Borough website at <https://www.fairhavennj.org/zoning-board>. It is recommended that persons seeking to access/participate in a meeting should check the Borough website for instructions no later than 48 hours in advance of the meeting. Application materials for each application will be on file and available for viewing no less than 10 days in advance of the meeting for which a particular application is scheduled. Instructions for viewing or obtaining copies of application materials electronically or by way of a hard copy will be set forth on the Borough website. Any interested person that has questions or requires assistance regarding accessing/participating in a meeting, or viewing or obtaining copies of application materials and exhibits, or presenting exhibits for consideration by the Board regarding a particular application, should contact Board Secretary Jennifer Johnson via email at [jjohnson@fhboro.net](mailto:jjohnson@fhboro.net) or via telephone at 732-747-0241 ext. \*215.

Formal action may be taken at these meetings.

Jennifer Johnson  
Secretary, Zoning Board of Adjustment, Borough of Fair Haven  
May 1<sup>st</sup>, 2020