

TOWN OF DOVER BOARD OF ADJUSTMENT

- J. Ron Frister -Chairman
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COUNTY OF MORRIS

37 NORTH SUSSEX STREET
DOVER, NEW JERSEY 07801

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- Nicole Fackina (Alternate I)
- TC McCourt (Alternate II)
- Glenn C. Kienz Esq. – Board Attorney
- Tamara E. Bross - Clerk/Secretary
- Stephen Hoyt PE - Board Engineer

December 7, 2022 @ 7:00PM

AGENDA

CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE TO THE FLAG

ADEQUATE NOTICE OF MEETING

MINUTES – June 1, 2022

RESOLUTIONS –

222-05 Dr. Robert Rosenthal; block 1803 Lot 2; also known as **44 Orchard Street**, located in the C-1 (Retail/Commercial) zone. **Application is for D use variance, Preliminary and Final Site Plan and additional variance relief.** Applicant is proposing to convert the existing mixed use property (previously 2 units with dental office) into 6 total residential units. The office will be converted into two 1-bedroom and one 2-bedroom units. The attic is proposed to be finished with a 1-bedroom apartment. Use variance required as residential is not permitted on the first floor in this zone, also off street parking 12 spaces required - 9 proposed.

Denied 6/1/2022

CASES –

222-06 Roger and Sarita Gupta; Block 1804 Lot 10; also known as **62 So. Morris Street**, located in the R-2(single family) zone. **Application is for D use variance, Preliminary and Final Site Plan and additional variance relief.** Applicant proposes modifications to previous 19 room boarding house, converting dwelling to six residential apartments. one 3-BR; one 1BR and three 2BR units. Use variance required along with bulk variances and parking variance. *Previous application Z17-05 Affirmation of Zoning Officer's Decision 7/11/2018*

OLD BUSINESS – financial disclosure statements

Dover Board of Adjustment

NEW BUSINESS –expired members term Commissioners Fox and Fakina

ADJOURNMENT

Next meeting is January 11th @ 7:00PM