



Township of Evesham

"Respecting Diversity, Preserving Dignity"

Mayor Jaelyn Veasy - Councilwoman Heather Cooper - Councilwoman Ginamarie Espinoza - Councilman Eddie Freeman, III - Councilwoman Patricia Hansen

984 Tuckerton Road • Marlton • NJ 08053 • 856-983-2900 • www.evesham-nj.org

Zoning Board of Adjustment

Agenda

June 17, 2024

7:00 P.M.

Time Limitations: In accordance with the Board rules of procedure, the Board shall be under no obligation to consider new testimony, new evidence or proofs or new matters after 10:00 pm. These time limits may be extended in the discretion of the Board Chair upon request and for good cause shown.

I. Meeting called to order

II. Flag salute

III. Statement of conformance with Open Public Meetings Act

IV. Roll call

Rochelle Thomas, Chairperson	Patrick Carragher, Vice Chair
Michael Grantner, Member	Sean Masson, Member
Victoria Smith, Member	Michael Thompson, Member
Andrew Willmott, Member	
Dr. Vinita Ganju, Alt. #1	Roger Graterol, Alt. #2
Lloyd Humphrey, Alt. #3	Jack Lynn, Alt. #4

VII. Continuation of scheduled matters:

1. **870 Route 70 East:** Block 16, Lot 3 & 3.03 **Z23-15**
 CareOne at Evesham Zone: C-1 (Commercial 1)
Application: Amended Preliminary/Major Site Plan, "D" variances and "C" variances for a building addition and additional parking.
Carried from May 13, 2024 Zoning Board of Adjustment meeting.

2. **150 Route 70 East:** Block 13.60, Lot 1 **Z23-19**
 Wal-Mart Real Estate Business Trust Zone: C-1 (Commercial 1)/EVCO
 Existing Use: Shopping Center
 Proposed Use: Shopping Center with Trailer Storage
 Attorney: Donald M. Pepe, Esq.
Application: Request for "D" variance and "C" variances for 37+/- storage shipping containers proposed for front parking lot, side of building, and rear of building.
Carried to July 15, 2024 Zoning Board of Adjustment meeting.

3. **293 Tomlinson Mill Road:** Block 42, Lot 11.03, 11.04, 12 & 13 **Z24-04**
 Nick & Danielle Fiorentini Zone: RD-3 (Rural Development)
Application: "C" variance for second floor addition and front porch to a nonconforming structure
 Side yard setback required 25'/Proposed 4.84'
 Front yard setback required 50'/Proposed 26.07'
Carried from May 13, 2024 Zoning Board of Adjustment meeting.



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VIII. New Business

IX. Minutes from Previous Meeting: May 13, 2024

X. Memorialization of Resolutions:

2024-ZB-04: Five Below, 730 Route 73 S., Ste. 748 (Block 35.07, Lot 7)	Z24-03
2024-ZB-05: Bertino, FHG, Inc., 735 Route 70 W. (Block 5, Lot 2.08)	Z24-14A
2024-ZB-06: Robert Oden, 4 Pickwick Dr. (Block 7.04, Lot 2)	Z24-06
2024-ZB-07: Kevin Lambrese, 47 Lexington Circle (Block 13.72, Lot 1)	Z24-07
2024-ZB-08: Karen & Nick Juengert, 3 Normandy Dr. (Block 11.31, Lot 7)	Z24-08

XI. Public Comment

XII. Board Comment

XIII. Communication/Organization

XIV. Adjourn

If you cannot attend the meeting, please contact the Board Secretary - newtonj@evesham-nj.gov

Upcoming Meeting Dates – 2024: 7/15 (reorg)