



Township of Evesham

"Respecting Diversity, Preserving Dignity"

Mayor Jaclyn Veasy - Councilwoman Heather Cooper - Councilman Joseph Fiscaro - Councilwoman Krystal Hunter - Councilman Christian Smith

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

Zoning Board of Adjustment

Agenda

December 15, 2025

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, Chair	Patrick Carragher, Vice Chair
Dr. Vinita Ganju, Member	Lloyd Humphrey, Member
Matthew Knecht, Member	Justin Morales, Member
Punam Patel, Member	Ahsan Jafry, Alt. #1
Jake Culleney, Alt. #2	Sean Masson, Alt. #3
Jessica Franzini, Alt. #4	

V. Continuation of scheduled matters:

1. **415 Liberty Lane:** Block 11.39, Lot 12 **Z25-25**
Zone: MD (Medium Density)
Application: Request for "C" bulk variance for proposed in-ground swimming pool
Chapter 62-62A Rear yard setback required 15'/Proposed 7'
Side yard setback required 15'/Proposed 7'
Carried from November 17, 2025 Zoning Board of Adjustment Meeting.

VI. New Business

1. **51 Fifth Street:** Block 138, Lots 11-15 **Z25-27**
Zone: MD (Medium Density)
Application: Request for "C" bulk variance for a covered deck structure
Chapter 160-64E. Rear yard setback for required 25'/Proposed 13'
2. **741 Route 73 South:** Block 36, Lot 4.07 **Z25-16**
Zone: C-1 (Commercial 1)
Existing Use: Vacant building Proposed Use: McDonald's restaurant
Attorney: Jeffrey Baron, Esq.
Application: Request for "D" use variance, preliminary and final Major Site Plan, and "C" variances for proposed construction of a new McDonald's restaurant.



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VII. Minutes from Previous Meeting: November 17, 2025

VIII. Memorialization of Resolutions

2025-ZB-29: 26 Clinton Lane (Block 35.21 Lot 17) Z-25-23

2025-ZB-30: 46 Tudor Court (Block 24.22 Lot 27) Z25-29

2025-ZB-31: 175 Taunton Lake Road (Block 38 Lots 8.01, 9.01 & 10) Z25-09SP

IX. Public Comment

X. Board Comment

XI. Communication/Organization

XII. Adjourn

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

Upcoming Meeting Dates 2026 1/26* 2/23* 3/16 4/20 5/18 6/15 7/20 (reorg)

**irregular meeting date*