

Zoning Board of Adjustment

City of Millville

January 5, 2023

4th Floor Commission Chamber

6:00 PM

1. 2022 Open Public Meetings Act Statement

Open Public Meetings Act Statement of Conformance:

"This meeting is being conducted in accordance with the Open Public Meetings Act of 1975, was advertised, posted, and made available to the public to attend and provide public comment during the public portion of the meeting in accordance with the Open Public Meetings Act, Chapter 231, Public Laws of 1975, as required by Statute. The secretary is directed to include a statement in the minutes of this meeting."

2. ROLL CALL

John Worthington	(12/31/23)
Pauline Velez	(12/31/24)
Timothy Carty	(02/27/25)
William B Smith	(12/31/26)
William Beck	(12/31/26)
Kevin Smaniotto	(12/12/25)
Dante Land	(12/31/26)
Sharleen Johnson, Alt. 1	(12/07/23)
Angeline Broomhall, Alt. 2	(02/01/24)
Paul Williams, Alt. 3	(12/21/23)
Ricard Lim, Alt. 4	(06/08/24)

3. CLOSED SESSION

Zoning Board Attorney Position – Deliberative Process & Attorney Client/ Privilege

Documents:

[01-2023ZB CLOSED SESSION MEETING.PDF](#)

4. MINUTES OF THE PREVIOUS MEETING

4.I. December 1, 2022 ZB Minutes

Documents:

[DECEMBER 1, 2022 ZB.PDF](#)

5. REORGANIZATION

- o Chairman

- Vice Chairman
- Solicitor
- Secretary

6. 2023 MEETING DATES

Documents:

[ANNUAL MEETING NOTICE 2023 ZB.PDF](#)

7. CORRESPONDENCE

8. RESOLUTIONS

8.I. #18-2022ZB Heritage Hill Estates

C Variance Approval for a single-family dwelling, Block 205, Lot 3, 703 Chickaree Cabin Rd.

Documents:

[HERITAGE HILLS ESTATES LLC RESOLUTION 18-2022ZB.PDF](#)

8.II. #19-2022ZB Vandelay Group LLC

D Variance Approval for music lessons and administrative office space, Block 411, Lot 4, 16 Pine St.

Documents:

[VANDELAY GROUP LLC RESOLUTION 19-2022ZB.PDF](#)

8.III. #20-2022ZB 27 East 131 St. LLC Et Als

D Variance Approval for change of tenant in the former Dick's Sporting Goods, Block 227, Lot 2, 2102-2198 North 2nd St.

Documents:

[27 EAST 131 STREET LLC RESOLUTION 20-2022ZB.PDF](#)

8.IV. #21-2022ZB Our Future First, A NJ Nonprofit Organization

D Variance Approval for a multifaceted community center, Block 416, Lot 12, 66 Sassafras St.

Documents:

[OUR FUTURE FIRST RESOLUTION 21-2022ZB.PDF](#)

9. APPLICATIONS

10. OTHER BUSINESS

11. ADJOURNMENT