

**TOWNSHIP OF MAHWAH**  
**BOARD OF ADJUSTMENT REGULAR/WORK SESSION MEETING**  
**MUNICIPAL BUILDING, 475 CORPORATE DRIVE, MAHWAH, N.J.**  
**WEDNESDAY, AUGUST 3, 2022 AT 7:30 PM**

**MEETING AGENDA**

I. CHAIRMAN'S OPENING STATEMENT, ROLL CALL, FLAG SALUTE

II. APPROVAL OF BILLS:

Colliers          June 1 & 15, 2022          Meeting Attendance          \$400.00

III. APPROVAL OF MINUTES: None to Present

IV. RESOLUTIONS FOR MEMORIALIZATION:

1) **Docket #1484-20 - Pike Enterprises, LLC**  
149 Franklin Turnpike, Block 70.02, Lot 121  
Preliminary and Final Site Plan Application for Conditional Use and  
"C" Variances to demolish the existing service station and construct a new  
service station with a canopy, a Dunkin Donuts with drive-through, signage and  
parking lot, drainage, lighting and landscaping improvements and Soil  
Movement Permit Application, Resolution of Approval.

V. OPEN TO THE PUBLIC: 15 MINUTES

VI. PUBLIC HEARINGS:

1) **Docket #1505-21 – Alexander Myers**  
81 Lakeview Drive, Block 2, Lots 55 & 56  
Application for "C" Variances to construct a new single-family home that will  
exceed maximum lot coverage, not meet the minimum front yard, minimum  
side yard and minimum combined side yard setbacks.

2) **Docket 1507-22 - Ryan Zuleg**  
6 Stag Hill Road, Block 3, Lot 17  
Application for "C" Variances for the construction of a new single-family home  
not meeting the minimum side yard and minimum combined side yard setbacks  
and the demolition of an existing structure.

**3) Docket 1518-22 – Michael and Aida Bergbauer**

127 Lakeview Drive, Block 9, Lots 18 & 19

Application for a “C” Variances to construct a garage addition to an existing home on a nonconforming lot and not meeting the minimum lot area, minimum lot width, minimum side yard and minimum combined side yard requirements.

VII. WORK SESSION:

- 1) NEW BUSINESS:
- 2) OLD BUSINESS:
- 3) ITEMS FOR DISCUSSION:

VII. ADJOURNMENT:

THIS AGENDA IS SUBJECT TO CHANGE

*Please check the Township website at [www.mahwahtwp.org](http://www.mahwahtwp.org) 24 hours in advance for changes.*