



**Township of Hamilton Zoning Board of Adjustment**  
**Mercer County, New Jersey**  
**Regular Meeting – February 14, 2023**  
**Council Chambers**  
**Tentative Agenda**  
***The Order In Which Applications Are Heard May Vary***

- A. Public hearing to start at 6:00 p.m.
- B. Flag Salute
- C. Roll Call
- D. This meeting is being held in compliance with the Open Public Meetings Act, and proper notice has been given.
- E. "Opening Testimony on any given case shall be presented by the applicant, to be followed by the Township staff and then be open to the public. This procedure may be reversed at the discretion of the Board Chairman upon staff request."

**F. RESOLUTIONS OF MEMORIALIZATION**

**1. Application No. 22-04-006**

**Type: Business**

**Owner/Applicant: Interstate Outdoor Advertising LP**

**2. Application No. 22-09-025**

**Type: Business**

**Owner/Applicant: Brady Hamilton Square**

**G. HOMEOWNER APPLICATIONS**

**1. Application No: 22-12-030**

**Type: Residential**

**Owner: George Altobelli**

**Applicant: 199 Taft Ave LLC**

**PROPOSAL:** Constructing a single family home

**REQUEST:** Variance relief from lot area & width/frontage

**Location:** Whitehorse Avenue & Taft Avenue; Map 227; Section 2500; Lots 19, 20, 21

**Zone:** R-7

**Board must act by June 8, 2023**

<https://www.dropbox.com/sh/zt4yd602vboufxx/AAAFrvclyc0ZBBVWSH4JSiKba?dl=0>

**2. Application No: 23-01-001**

**Type: Residential**

**Owner/Applicant: Chantel Womack**

**PROPOSAL:** Constructing a 6' solid fence within a front yard

**REQUEST:** waiver of fence design standards & checklist waiver

**Location:** 40 Kuser Road; Map 113; Section 1913; Lot 256

**Zone:** R-10

**Board must act by June 8, 2023**

[https://www.dropbox.com/sh/e1p94jw6l7p2vjy/AADcuMHPwLGVISj\\_KH4S8kRDa?dl=0](https://www.dropbox.com/sh/e1p94jw6l7p2vjy/AADcuMHPwLGVISj_KH4S8kRDa?dl=0)

**3. Application No: 23-01-003**

**Type: Residential**

**Owner/Applicant: Kyle Zabel**

**PROPOSAL:** Constructing a 10'x11' addition

**REQUEST:** Variance relief from side & rear setbacks, building coverage, checklist waiver

**Location:** 29 Alfred Avenue; Map 292; Section 2478; Lot 11

**Zone:** R-5

**Board must act by June 8, 2023**

<https://www.dropbox.com/sh/f1dqjwifjsnq2wx/AADTRoe6wS06AcscM1CnmSW1a?dl=0>

**H. NEW APPLICATIONS**

**1. Application No: 21-12-055**

**Type: Business**

**Owner/Applicant: Edward Ossowski, Jr & William Ossowski, Trustee**

**PROPOSAL:** Agricultural storage/sales/landscaping/construction

**REQUEST:** Use variance

**Location:** 4641 Crosswicks Hamilton Square Road; Map 340; Section 2724; Lot 58

**Zone:** RRC

**Board must act by February 15, 2023**

<https://www.dropbox.com/sh/z6gws4fy388odbt/AACfH3IAJfmE5jLdyy5aG1pPa?dl=0>