

**MEETING OF THE TOWNSHIP OF  
PARSIPPANY-TROY HILLS BOARD OF ADJUSTMENT  
WEDNESDAY, JANUARY 8, 2025 at 7:30 P.M.**

Members Present: Mr. Berkowitz, Ms. DeCroce Mr. Joskowitz, Mr. Mazzarella,  
Mr. Peddi, Mr. Quinn, Mr. Reddy, Mr. Willans, Ms. Gragnani

Also Present: John T. Chadwick, IV Board Planner  
Thomas Lemanowicz, Board Engineer  
William Johnson, Board Attorney

Absent:

Announcement is made that adequate notice of this meeting has been given and that it is being conducted in accordance with N.J.S.A. 10:4-6 et seq. of the New Jersey "Open Public Meetings Act"

**ROLL CALL**

Pledge of Allegiance

The meeting is open to the General Public.

**RESOLUTIONS**

Application 24:42, Andres Nuiver, 9 Mohican Place, Block: 526 Lot: 11 Zone: R-4  
C Variance to construct a front porch contrary to Sec. 430-35 Col. 13

Application 24:27, Russell & Joan Frick, 4 Wildwood Trail, Block: 435 Lot: 3 Zone: R-3  
C Variance to construct a one-story addition, driveway expansion & patio contrary to Sec. 430-35 Col. 10.

Application 24:61, Greg Ferrante, 3 Brooklawn Drive, Block: 168 Lot: 49 Zone: R-3  
'C' Variance to construct a covered porch; alter/replace 222 sq. ft. front landing, stairs and walk contrary to Sec. 430-35 Col. 10.

Application 24:62, AW Contractor, LLC, 171 Old Bloomfield Avenue, Block: 693 Lot: 16.02  
Zone: R-3, 'C' Variance to construct a new two-story, single family dwelling with covered front porch and open deck with stairs contrary to Sec. 430-35 Col. 3.

Application 24:63, Andrea Gosselin, 6 Reaville Court, Block: 313 Lot: 10.02 Zone: R-4  
'C' Variance to install a 4 ft. high, solid vinyl fence with 1 ft. high lattice on top (total 5 ft. high fence) contrary to Sec. 430-11. A. & B.

## **AGENDA**

Application 24:57, Zachary Cirincione, 32 Asbury Place, Block: 63 Lot: 2 Zone: R-3  
'C' Variance to construct a driveway expansion contrary to Sec. 430-35 Col. 13.

**Carried from November 6, 2024**

Application 24:59, Jagdish Patel, 93 Troy Meadow Road, Block: 763 Lot: 19.01 Zone: R-3  
'C' Variance to legalize a habitable attic with finished walls/rooms creating a three -story dwelling contrary to Sec. 430-35 Col. 11.

Application 24:69, Krishraj, LLC, 263 Lake Shore Drive, Block: 596 Lot: 5 Zone: R-4  
'C' Variance to construct a new two-story, single family dwelling with open deck and stairs contrary to Sec. 430-35 Cols. 3 & 4.

Application 24:38, Islamic Community Cultural Center, 879 South Beverwyck Road, Block: 764 Lot: 34 Zone: R1-RW, Preliminary & Final Site Plan w/ 'C'/'D' Variance to construction of a four-story, 29-unit housing facility.