



You couldn't pick a better place.

**ZONING BOARD OF ADJUSTMENT**  
**Thursday, October 17, 2019**  
**APPROVED MINUTES**

**OPENING:** The meeting was called to order by Chairman Jonathan Rardin at 7:30 PM.

**PLEDGE OF ALLEGIANCE:** Led by Chairman Jonathan Rardin.

**OPMA STATEMENT:** Read by Chairman Jonathan Rardin in compliance with the Sunshine Law.

**ROLL CALL**

- **Members in attendance:** Jonathan Rardin; Daniel DiRenzo, Jr.; Wyatt Sklar; Marshall Spevak; Jeff Potter; Nacovin Norman; and Ann Madden Tufano.
- **Professionals in attendance:** Natalie Shafiroff, PP, AICP, Community Development Supervisor; and Jeff Catalano, Esq., Zoning Board Solicitor.

**ADMINISTRATIVE ITEMS**

*Adoption Meeting Minutes from October 3 2019.* Mr. Spevak made a motion, which was seconded by Mr. DiRenzo, to adopt the Meeting Minutes from October 3, 2019. Affirmative votes by Rardin, DiRenzo, Sklar, Spevak, Potter, Tufano and Bruno. Minutes are approved.

**AGENDA ITEMS:**

**19-Z-0027** **Congregation Beit Tefilah of Cherry Hill**  
 Block(s) 289.01 Lot(s) 1 819 Cooper Landing Road  
 Zone: Multi-Residential (R10) Cherry Hill, NJ 08002  
*Relief Requested: A use (d)1 variance to utilize the existing property as a house of worship for the Orthodox Jewish Congregation known as Young Israel.*

**RESCHEDULED TO THE NOVEMBER 7, 2019 ZONING BOARD OF ADJUSTMENT MEETING.**

Chairman Rardin announced that the matter concerning Congregation Beit Tefilah of Cherry Hill (#19-Z-0027) has been rescheduled to the November 7, 2019 Zoning Board of Adjustment meeting and that new public notice is being provided.

**RESOLUTIONS:**

**19-Z-0026** **S&P Cherry Hill, LLC**  
 Block(s) 470.01 Lot(s) 14, 15, 16 & 18 1900 Route 70 East, Springdale – Rear, and 1803 & 1807 Springdale Road  
 Zone: Limited Office (O1) Cherry Hill, NJ 08034  
*Relief Requested: A bifurcated use (d1) variance to permit a 13,111+/- SF CVS Pharmacy, which is classified as retail, in the Limited Office (O1) Zone, where such use is specifically prohibited per §411.D in the O1 Zone.*

**Motion to Ratify:** Following the review of the resolution, Mr. Potter made a motion which was seconded by Ms. Tufano, to memorialize the resolution for S&P Cherry Hill, LLC. Affirmative votes by Rardin, DiRenzo, Sklar, Spevak, Potter, Norman and Tufano. The resolution is memorialized.

**19-Z-0037**

Block(s) 369.01 Lot(s) 1

Zone: Professional Office (O3)

*Relief Requested: A bulk (C) variance to install a five (5') high metal fence (extruded aluminum) within the secondary front yard of the existing residential property.*

**Nicole Lentini**

1121 Route 70 West

Cherry Hill, NJ 08002

**Motion to Ratify:** Following the review of the resolution, Mr. Norman made a motion which was seconded by Mr. Potter, to memorialize the resolution for Nicole Lentini. Affirmative votes by Rardin, DiRenzo, Sklar, Spevak, Potter, Norman, and Tufano. The resolution is memorialized.

**Meeting Adjourned:** at 7:34 PM.

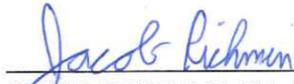
**ADOPTED:** 11/7/19



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**JONATHAN RARDIN, CHAIRMAN**

**ATTEST:**



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**JACOB RICHMAN, PP, AICP**

**ALT. ZONING BOARD SECRETARY**