



# Township of Pequannock

## ZONING BOARD of ADJUSTMENT

**NOVEMBER 6, 2025 - 7:00 p.m.**

### REGULAR MEETING

**530 Newark-Pompton Turnpike, Pompton Plains, NJ 07444-1799**

## AGENDA

**CALL TO ORDER**

**ROLL CALL**

**PLEDGE OF ALLEGIANCE**

**ADEQUATE NOTICE of MEETING** – Chairman Hart

**APPROVAL OF MINUTES** – October 2, 2025

### **RESOLUTIONS -**

**Z25-09 Turner** - Block 2801, Lot 11 also known as **278 Jacksonville Road** in the R-87 zone. Requesting approval to install a swimming pool, hot tub & related patio. Impervious Lot Coverage relief needed. **Approved 10/2/25**

### **APPLICATIONS –**

**Z25-08 Gorga** – Block 1602, Lot 1 also known as **80 Forest Drive** in the R-15 zone. Requesting approval to remove existing shed & install a new shed (28'x20') and paver walkway. Front yard (secondary) and Impervious Coverage Relief needed **Withdrew via email dated 10/28/2025**

**Z25-06 Gomes** – Block 3101, Lot 17 also known as **19 Van Riper Ave** in the R-15 zone. Requesting approval to construct a covered porch and addition to home. Front Yard Setback relief is required.

**Z25-13 Berkaoui** – Block 4113 Lot 9, also known as **85 Pequannock Avenue** in the R-9 zone. Seeking approval to raise the dwelling, variances are needed front yard setback, side yard setback and building coverage.

**OLD BUSINESS** – none

**NEW BUSINESS** - none

### **BOARD MEMBER DISCUSSION -**

**PUBLIC DISCUSSION** Public comment regarding Board matters except on pending applications, Three-minute limitation

### **EXECUTIVE (CLOSED) SESSION**

Pascack Valley Learning Center Inc V. Township of Pequannock Zoning Board of Adjustment Litigation

*Agendas are subject to change*

**ADJOURNMENT**

*Next Regular Zoning Board meeting is December 4, 2025 @ 7:00 pm*

*Agendas are subject to change*