

**TOWNSHIP OF FRANKLIN  
ZONING BOARD OF ADJUSTMENT  
COUNTY OF SOMERSET, NEW JERSEY**

**REGULAR MEETING  
December 1, 2022**

This Regular Meeting of the Township of Franklin Zoning Board of Adjustment was held virtually at 475 DeMott Lane, Somerset, New Jersey and was called to order by Chairman Thomas at 7:30 p.m. The Sunshine Law was read, and the roll was called as follows:

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**PRESENT:** Cheryl Bethea, Richard Procanik, Alan Rich, Gary Rosenthal, Robert Shepherd, Vaseem Firdaus, Faraz Khan, and Chairman Thomas

**ABSENT:** Joel Reiss

**ALSO PRESENT:** Francis Regan, Board Attorney, Mark Healey, Planning Director, and Christine Woodbury, Planning & Zoning Secretary

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**RESOLUTIONS:**

- **Muhammad H. Rehman & Tehmina Habib / ZBA-22-00005**

Mr. Rosenthal made a motion to approve the Resolution, as submitted Ms. Bethea seconded the motion, and the roll was called as follows:

**FOR:** Ms. Bethea, Mr. Rich, Mr. Rosenthal, Vice Chair Shepherd, Mr. Khan, and Chairman Thomas

**AGAINST:** None

- **Tabatchnick Fine Foods, Inc / ZBA-15-00018 – Extension of Time**

Ms. Bethea made a motion to approve the Resolution, as submitted. Mr. Rich seconded the motion, and the roll was called as follows:

**FOR:** Ms. Bethea, Mr. Procanik, Mr. Rich, Vice Chair Shepherd, Ms. Firdaus, and Chairman Thomas

**AGAINST:** None

**HEARINGS:**

- **CEDAR HILL HOLDINGS, LLC / ZBA-19-00041**

Applicant was seeking a “D” Variance to allow operation of a summer day camp at 152 Cedar Grove Lane, Somerset; Block 424.12, Lot 6.03, in an R-40 Zone - **CARRIED TO JANUARY 19, 2023 –with no further notification required.**

**DL - 1/31//2023**

- **JAM & JAM CONSTRUCTION, LLC / ZBA-21-00022**

Minor Subdivision w/”C & “D” Variances in which the Applicant requested dividing the property into two (2) lots and build a single-family home at 27 William Street, Somerset; Block 66, Lots 2 & 3, in an R-10 Zone - CARRIED TO FEBRUARY 16, 2023 – with no further notification required.

**DL - 2/28/2023**

Ms. Bethea made a motion to move the meeting into an Executive Session. Mr. Rosenthal seconded the motion, and all were in favor.

**EXECUTIVE SESSION:**

- **Litigation - Suharose**

**MEETING ADJOURNED:**

Mr. Reiss made a motion to adjourn the meeting at 7:34 p.m. to enter into Executive Session. Ms. Bethea seconded the motion, and all were in favor.

Respectfully submitted,

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Kathleen Murphy, Recording Secretary  
January 15, 2022