

**FRANKLIN TOWNSHIP, SOMERSET COUNTY, NJ**  
**ZONING BOARD REGULAR MEETING**  
**THURSDAY, FEBRUARY 01, 2024**  
**7:30 P.M.**  
**SUMMARY OF ACTION**

**SUNSHINE LAW**

**OATH OF OFFICE**

- Gary Rosenthal
- Vaseem Firdaus

**REORGANIZATION**

- Nomination/selection of Chairperson
- Nomination/selection of Vice Chairperson
- Board Attorney interviews
- Appointment of Board Attorney
- Witness Oath – Director of Planning, Mark Healey

**ROLL CALL**

**MINUTES**

- Regular Meeting – December 07, 2023
- Regular Meeting – September 21, 2023

**APPROVED**

**RESOLUTION**

- Stein Assisted Living, Inc. / ZBA-23-00020

**APPROVED**

**DISCUSSION**

- Ordinance → digital

**HEARINGS**

- **SOMERSET PROPERTIES / ZBA-23-00016**

D(1) Variance, Preliminary & Final Site Plan w/C Variances, Minor Subdivision in which applicant proposes to subdivide the property into two lots and construct a 61,190sqft warehouse including 7 loading stalls at 415 Weston Canal Road and 91 Cottontail Lane, Somerset; Block 517.02 Lot 8.13 in zone B-1

**DL 04/30/2024**

**CARRIED to MARCH 21, 2024 - with no further notification needed**

- **ECG NEW JERSEY, INC / ZBA-23-00014**

D(1) Use Variance applicant seeks to operate a 1,600sqft place-of-worship in one of the tenant spaces at 1165 Route #27, Somerset; Block 88.01 Lot 43 in zone G-B

**DL 04/14/2024**

**CARRIED to FEBRUARY 15, 2024 - with no further notification needed**

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

**Applicant received approval for a temporary use permit on April 13, 2023 zoning board meeting.** Applicant is 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 zone R-40

**DL 02/29/2024**

**CARRIED from JANUARY 18, 2024 – need notification for newspaper only**

<https://www.franklintwpnj.org/committees-commissions/zoning-board-of-adjustment/application-materials/cedar-hill-holdings-llc-zba-23-00019/-fsiteid-1#!/>

**APPROVED**

Invoices: general services: \$1,242.50