



# WEST WINDSOR TOWNSHIP

## DEPARTMENT OF COMMUNITY DEVELOPMENT DIVISION OF LAND USE

### WEST WINDSOR TOWNSHIP ZONING BOARD OF ADJUSTMENT

DATE: Thursday, June 5, 2025

TIME: 7:00 p.m.

LOCATION: **West Windsor Township Municipal Building**  
**271 Clarksville Road**  
**Meeting Room "A"**

### AGENDA

1. **STATEMENT OF ADEQUATE NOTICE**
2. **ROLL CALL OF MEMBERS**
3. **\*MINUTES:** March 6, 2025
4. **\*RESOLUTION:** **ZB24-07**  
**Steven Jenks**  
"C" Bulk Variance  
1736 Old Trenton Road; Block 27, Lot 10  
Property Zoned: R-1/C District
5. **CHAIR'S COMMENTS**  
**& CORRESPONDENCE:** Public Comment – Non-agenda items  
(Limit 15 minutes – 3 minutes per person.  
*Discussion on pending applications not permitted at this time.*)
6. **APPLICATION:** **ZB25-02**  
**TJTMN Family Trust**  
d-4 (FAR) Variance  
409 Village Road East; Block 24, Lot 4  
Property Zoned: R-20 District  
MLUL: 7/19/2025  

The property is 0.42 acres and contains a house in the center and a 2-story garage/barn in the back corner. The property is used as a single-family dwelling and is in the low/medium density residential zone. The project consists of finishing the existing second floor above the garage to make a home office. This will add about 584 square feet towards the floor area ratio. The ground floor will remain as a garage. The exterior façade will remain unchanged except for a new window. No exterior work is being performed. Variances are being requested for the existing non-conforming items on the property and also for the new increase in the floor area ratio.
7. **CLOSED SESSION** (If needed)
8. **ADJOURNMENT** (Targeted for 10pm]

\* Indicates formal action may be taken.

Susan Abbey, Chair  
Curtis Hoberman, Vice Chair

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