

**FLORENCE TOWNSHIP ZONING BOARD OF ADJUSTMENT  
REGULAR MEETING – THURSDAY JUNE 4, 2026 - 7:30 P.M.**

**2<sup>nd</sup> Revised FINAL AGENDA**

**Meeting Date:** Thursday, June 4, 2026

**Meeting Time:** 7:30 P.M.

**Location:** To attend in person: Municipal Building, 711 Broad Street, Florence  
OR

**Join Zoom Meeting**

<https://zoom.us/j/96243285088?pwd=Sy0BLyB4kTeMpaabiaWPmf2xuDp0j5.1>

**Meeting ID: 962 4328 5088**

**Passcode: 937969**

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1. CALL TO ORDER AND SALUTE TO THE FLAG
2. SUNSHINE STATEMENT
3. ROLL CALL
4. RESOLUTIONS
  - A. ZB-2026-09: Approval of Application from William Davis, 333 East Fourth Street, Block 72, Lot 10 for Bulk Variance for impervious coverage
  - B. ZB-2026-10: Approval of Application from Dan Montagano, Inc. 2128 Route 130 Block 165.01 Lot 8 for Bulk & Use Variance
5. MINUTES
  - A. Regular Meeting Minutes from May 4, 2026
6. CORRESPONDENCE
7. APPLICATIONS
  - A. ZB#2026-03: Application from Singularity AEC LLC 45-49 Main Street Block 136 Lot 15.01 for Use Variance to convert 2<sup>nd</sup> floor to apartments
    1. Engineer Review Letter dated Feb 18, 2026
    2. Planner Review Letter dated Feb 18, 2026
    3. Letter from Robert Wright, Township Attorney requesting adjournment dated Feb 25 , 2026
    4. **Letter from Fire Marshal dated June 3, 2026**
    5. **Letter from Matt Zable, Attorney to request continuing to July 6, 2026**
  - B. ZB#2026-09: Application from Todd & Debbie Kliment 469 Station Road, Roebling Block 146.05 Lot 22 for Bulk Variance for Impervious Coverage- **Request to carry application to July 6, 2026**
    1. Engineer Review Letter dated May 14, 2026
  - C. ZB#2026-11: Application from Fortune Lu, LLC 2111 Route 130, Florence Block 111, Lot 2 for Use Variance
    1. Engineer Review Letter dated May 27, 2026
    2. Planner Review Letter dated May 27, 2026
    3. **Letter from Applicant's Attorney dated June 3, 2026 requesting a continuance to July 6**
8. OTHER BUSINESS
9. PUBLIC COMMENTS
11. ADJOURNMENT