

**VILLAGE OF CHESTER**  
**ZONING BOARD OF APPEALS**  
**FEBRUARY 7, 2024**  
**AGENDA**

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**PUBLIC HEARING - CONTINUED**

- |                              |   |
|------------------------------|---|
| <b>1. Project # ZB-23-03</b> | <b>Project Name: The Castle Area Variance</b>         |
| Applicant/Owner:             | Leentjes Amusements Corp-Brian Leentjes / X, LLC      |
| Location:                    | 109 Brookside Avenue (107-2-14.2 / B2 Zone)           |
| Re:                          | Area variance for the height of the proposed building |

**REGULAR MEETING**

**MINUTES**

Review draft January 3, 2024 and January 17, 2024 minutes.

**CORRESPONDENCE**

**PROJECTS FOR REVIEW**

- |                              |  |
|------------------------------|--|
| <b>1. Project # ZB-23-03</b> | <b>Project Name: The Castle Area Variance</b>                      |
| Applicant/Owner:             | Leentjes Amusements Corp-Brian Leentjes / X, LLC                   |
| Location:                    | 109 Brookside Avenue (107-2-14.2 / B2 Zone)                        |
| Re:                          | Area variance for the height of the proposed building              |
| <br>                         |  |
| <b>2. Project # ZB-20-02</b> | <b>Project Name: Besko Sign Interpretation / Use Variance</b>      |
| Applicant/Owner:             | Besko Outdoor Sign Co / Middletown & NJ Railroad                   |
| Location:                    | 29 Brookside Avenue (114-1-12 / M2 Zone)                           |
| Re:                          | Interpretation of or Use Variance from the Village Code §98-19H(5) |

**GENERAL DISCUSSION**

**ADJOURNMENT**

**AGENDA IS SUBJECT TO CHANGE**