

RESOLUTION NO. 2011-14

**Applicant:** Keith Scott

**Property:** 115 North Route 73 (Cherry Plaza, Unit 30)  
Block 1301, Lot 2

**Zone:** C-1

**Application:** Use Variance (Section 129-47)

**Whereas:** the Applicant, Keith Scott, is the intended tenant of the lands and premises situate at Cherry Plaza, 115 Route 73 North, Unit 30; and

**Whereas:** The Applicant has requested a use variance for the intended business to be operated upon the premises which is not a specified permitted use under the Zoning Ordinance 129-47; and

**Whereas:** the Planning/Zoning Board has given careful consideration of the application and testimony of the Applicant, and it appearing that no member of the public appeared in opposition to the variance requested by the Applicant;

**NOW THEREFORE, BE IT RESOLVED,** by the Planning/Zoning Board of the Township of Berlin has determined the following:

1. The Applicant is the intended tenant of lands and premises situate at Cherry Plaza, 115 Route 73, North, Unit 30, which is located in the C-1 zoning district.
2. The Applicant's intended and described use (Personal Training and Fitness)

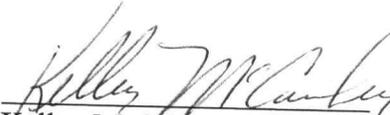
at the premises is not a specified or otherwise permitted use under the current Zoning Ordinance.

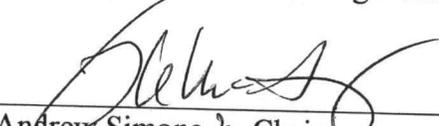
3. The intended business of the Applicant is not inconsistent with the intent and purpose of the zoning ordinance which regulates commercial highway businesses.

4. The Applicant is granted a use variance from Zoning Ordinance 129-47 and is permitted to operate a Personal Training and Fitness Center business at Cherry Plaza, 115 Route 73 North, Unit 30. The Applicant shall operate the business pursuant to and in accordance with any and all applicable Municipal, County or State regulations and requirements, and shall be required to secure any and all required licenses and inspections prior to commencing any business activities at the premises.

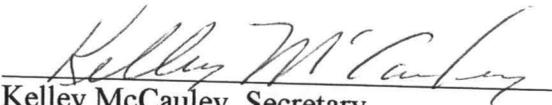
Attest:

Township of Berlin Planning/Zoning Board

  
Kelley McCauley,  
Secretary

  
Andrew Simone, Chairman  
Frank Necthenry

The undersigned, Secretary of the Township of Berlin Planning/Zoning Board, hereby certifies that the above is a true copy of a resolution adopted by the Board on the 22 day of March, 2011.

  
Kelley McCauley, Secretary  
Township of Berlin Planning/Zoning Board