

**MEETING OF THE TOWNSHIP OF  
PARSIPPANY-TROY HILLS BOARD OF ADJUSTMENT  
WEDNESDAY, JUNE 25, 2025 at 7:30 P.M.**

Members Present: Mr. Berkowitz, Ms. DeCroce Mr. Joskowitz, Mr. Mazzarella,  
Mr. Peddi, Mr. Quinn, Mr. Reddy, Mr. Willans, Ms. Gragnani

Also Present: John T. Chadwick, IV Board Planner  
Thomas Lemanowicz, Board Engineer  
William Johnson, Board Attorney

Absent:

Announcement is made that adequate notice of this meeting has been given and that it is being conducted in accordance with N.J.S.A. 10:4-6 et seq. of the New Jersey "Open Public Meetings Act"

**ROLL CALL**

Pledge of Allegiance

The meeting is open to the General Public.

**RESOLUTIONS**

**AGENDA**

Application 24:79, Prakshkumar Patel, 104 Hillside Terrace, Block: 387 Lot: 6 Zone: R-3  
'C' Variance to construct additions; front landing & stairs; front walk; rear landing & stairs; air conditioning units on concrete pad and reconfigured driveway with expansion contrary to Sec. 430-35 Cols. 5 & 10 and Sec. 430-275. H. **Carried from April 23, 2025**

Application 25:04, Gina Simmons, 20 Upper Rainbow Trail, Block: 117 Lot: 12 Zone: R-3  
'C' Variance to construct first floor additions; second floor addition; covered front porch with front stairs; second floor covered deck (balcony) over first floor deck; front walk expansion and A/C unit on a concrete pad contrary to Sec. 430-35 Cols. 5, 8, 10 & 13.

Application 24:16, Caccavale, 3 East Brooklawn Drive, Block: 199 Lot: 44 Zone: R-3  
C Variance to construct an inground pool and coping; pool patio and pool equipment on a concrete pad contrary to Sec. 430-35 Col. 13.

Application 24:73, Ramamohan Bommareddy, 77 North Beverwyck Road, Block: 601 Lots: 3 & 4  
Zone: B-5, Preliminary and Final Major Site Plan w/ "C/D" Variance to construct residential units over commercial use and install a driveway.

**Carried from April 9, 2025**