

TENTATIVE AGENDA FOR MONDAY, FEBRUARY 11, 2019

SCHEDULE1317A

SUBDIVISIONS SUBMITTED FOR THE DEVELOPMENT REVIEW COMMITTEE MEETING OF THE MONMOUTH COUNTY PLANNING BOARD ON MONDAY, FEBRUARY 11, 2019; CONTAINING 3 LOTS OR LESS.

| NAME OF SUBDIVISION | MUNICIPALITY | FILE # | DATE REC'D | # OF LOTS | ACTION |
|---|----------------------|--------|------------|----------------------------|--------|
| Subdivision for Hindu American Temple & Cultural Center, Inc. Block 147 Lots 15.01 & 15.02 Wooleytown Road | Marlboro Township | MR551 | 01-29-19 | 2 (Lot Line Adjustment) | |

SCHEDULE1317B

SUBDIVISIONS SUBMITTED FOR THE DEVELOPMENT REVIEW COMMITTEE MEETING OF THE MONMOUTH COUNTY PLANNING BOARD ON MONDAY, FEBRUARY 11, 2019; CONTAINING 3 LOTS OR LESS ON A COUNTY ROAD.

| NAME OF SUBDIVISION | MUNICIPALITY | FILE # | DATE REC'D | # OF LOTS | ACTION |
|--|--|------------------|------------|--------------|--|
| Subdivision for Atlantic Highlands Board of Education Block 101 Lot 4 First Avenue (County Route 8) | Atlantic Highlands Borough (Proposed Use – Playground) (Total Area – 0.758 Acres) | AH283 ROW3581 | | 2 (1 new) | Reconsideration of Conditions PREVIOUS ACTION: COND. FINAL APPROVAL APRIL 9, 2002 |

Following a review and discussion of this application, a motion to adopt the action indicated above was offered by _____, Seconded by _____, and passed upon the following vote:

| | Affirmative | Negative | Abstain | Absent |
|--------------------|-------------|----------|---------|--------|
| Edward Sampson | | | | |
| Joseph Ettore | | | | |
| Paul Kiernan | | | | |
| James Giannell | | | | |
| Joe Barris | | | | |
| Ray Bragg | | | | |
| Marcy McMullen | | | | |
| Charles Casagrande | | | | |

SCHEDULE1317C

SUBDIVISIONS SUBMITTED FOR THE DEVELOPMENT REVIEW COMMITTEE MEETING OF THE MONMOUTH COUNTY PLANNING BOARD ON MONDAY, FEBRUARY 11, 2019; CONTAINING MORE THAN 3 LOTS.

| NAME OF SUBDIVISION | MUNICIPALITY | FILE # | DATE REC'D | # OF LOTS | ACTION |
|--|---|----------------------------|------------|-----------|--------|
| Subdivision for K. Hovnanian's Four Seasons At Colts Farm Block 183 Lots 97, 98.01 & 98.03 State Highway 33/Colts Neck Road | Howell Township | HWMJ763 (also HWSP9928) | 01-31-19 | 114 | |
| | (Proposed Use – Age-Restricted Housing) (Total Area – 71.51 acres) | | | | |

Following a review and discussion of this application, a motion to adopt the action indicated above was offered by
 Seconded by, _____, and passed upon the following vote:

| | Affirmative | Negative | Abstain | Absent |
|--------------------|-------------|----------|---------|--------|
| Edward Sampson | | | | |
| Joseph Ettore | | | | |
| Paul Kiernan | | | | |
| James Giannell | | | | |
| Joe Barris | | | | |
| Ray Bragg | | | | |
| Marcy McMullen | | | | |
| Charles Casagrande | | | | |

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|--|--|--------|---|--|
| Subdivision for Alfred & Michele Slinger Block 33.09 Lot 1 West Park Avenue (County Route 14) | Ocean Township | OMJ760 | 4 | Reconsideration of Conditions PREVIOUS ACTION: COND. PRELIMINARY APPROVAL NOVEMBER 13, 2018 |
| | (Proposed Use – Single Family Residential) (Total Area – 0.913 acres) | | | |

Following a review and discussion of this application, a motion to adopt the action indicated above was offered by
 Seconded by, _____, and passed upon the following vote:

| | Affirmative | Negative | Abstain | Absent |
|--------------------|-------------|----------|---------|--------|
| Edward Sampson | | | | |
| Joseph Ettore | | | | |
| Paul Kiernan | | | | |
| James Giannell | | | | |
| Joe Barris | | | | |
| Ray Bragg | | | | |
| Marcy McMullen | | | | |
| Charles Casagrande | | | | |

| NAME OF SUBDIVISION | MUNICIPALITY | FILE # | DATE REC'D | # OF LOTS | ACTION |
|--|---|---------|------------|-----------|--------|
| Subdivision for River Street Realty, LLC Block 15 Lot 4 River Street | Sea Bright Borough (Proposed Use – Single Family Residential) (Total Area – 0.367 acres) | SBMJ762 | 01-30-19 | 8 | |

Following a review and discussion of this application, a motion to adopt the action indicated above was offered by _____, Seconded by _____, and passed upon the following vote:

| | Affirmative | Negative | Abstain | Absent |
|--------------------|-------------|----------|---------|--------|
| Edward Sampson | | | | |
| Joseph Ettore | | | | |
| Paul Kiernan | | | | |
| James Giannell | | | | |
| Joe Barris | | | | |
| Ray Bragg | | | | |
| Marcy McMullen | | | | |
| Charles Casagrande | | | | |

SCHEDULE1317D

SITE PLANS SUBMITTED FOR THE DEVELOPMENT REVIEW COMMITTEE MEETING OF THE MONMOUTH COUNTY PLANNING BOARD ON MONDAY, FEBRUARY 11, 2019.

| NAME OF SITE PLAN | MUNICIPALITY | FILE # | DATE REC'D | ACTION |
|---|---|----------|------------|--|
| Site Plan for P & C 2, LLC Block 101 Lots 4.02 & 5 First Avenue (County Route 8) | Atlantic Highlands Borough (Proposed – New Mixed-Use (4340 sq. ft. retail and 18 residential units) (Total Site Area – 0.45 acres) (Impervious Area – 0.343 acres new proposed) | AHSP9921 | 02-04-19 | PREVIOUS ACTION: REQUEST INFORMATION JANUARY 28, 2019 |

Following a review and discussion of this application, a motion to adopt the action indicated above was offered by _____, Seconded by _____, and passed upon the following vote:

| | Affirmative | Negative | Abstain | Absent |
|--------------------|-------------|----------|---------|--------|
| Edward Sampson | | | | |
| Joseph Ettore | | | | |
| Paul Kiernan | | | | |
| James Giannell | | | | |
| Joe Barris | | | | |
| Ray Bragg | | | | |
| Marcy McMullen | | | | |
| Charles Casagrande | | | | |

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|--|--|------------|----------|--|
| Site Plan for CentraState Medical Center, Inc. Block 86 Lots 8 & 8.03 West Main Street (County Route 537) | Freehold Township (Proposed – 8,790 sq. ft. addition to Medical Center) (Total Site Area – 73.95 acres) (Impervious Area – 42.96 acres existing – no change) | FRTSP8118D | 01-30-19 | |
|--|--|------------|----------|--|

Following a review and discussion of this application, a motion to adopt the action indicated above was offered by _____, Seconded by _____, and passed upon the following vote:

| | Affirmative | Negative | Abstain | Absent |
|--------------------|-------------|----------|---------|--------|
| Edward Sampson | | | | |
| Joseph Ettore | | | | |
| Paul Kiernan | | | | |
| James Giannell | | | | |
| Joe Barris | | | | |
| Ray Bragg | | | | |
| Marcy McMullen | | | | |
| Charles Casagrande | | | | |

| NAME OF SITE PLAN | MUNICIPALITY | FILE # | DATE REC'D | ACTION |
|-------------------|--------------|--------|------------|--------|
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|--|--|-----------|----------|--|
| Site Plan for Holmdel Township Board of Education Block 46 Lots 53 & 54 Holmdel Road (County Route 4) | Holmdel Township (Proposed – Site and parking improvements at Indian Hill School) (Total Site Area – 22.90 acres) (Impervious Area – 6.04 acres existing + 0.81 acres proposed 6.85 acres total) | HLSP6322A | 01-23-19 | PREVIOUS ACTION: REQUEST INFORMATION MAY 29, 2018 |
|--|--|-----------|----------|--|

Following a review and discussion of this application, a motion to adopt the action indicated above was offered by
 Seconded by, , and passed upon the following vote:

| | Affirmative | Negative | Abstain | Absent |
|--------------------|-------------|----------|---------|--------|
| Edward Sampson | | | | |
| Joseph Ettore | | | | |
| Paul Kiernan | | | | |
| James Giannell | | | | |
| Joe Barris | | | | |
| Ray Bragg | | | | |
| Marcy McMullen | | | | |
| Charles Casagrande | | | | |

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|---|---|----------|----------|--|
| Site Plan for Pioneer at Howell, LLC Block 182 Lot 70 Colts Neck Road (County Route35) | Howell Township (Proposed – New 4,800 sq. ft. commercial building with 32 spaces) (Total Site Area – 0.92 acres) (Impervious Area – 0.589 acres new proposed) | HWSP9925 | 01-28-19 | |
|---|---|----------|----------|--|

Following a review and discussion of this application, a motion to adopt the action indicated above was offered by
 Seconded by, , and passed upon the following vote:

| | Affirmative | Negative | Abstain | Absent |
|--------------------|-------------|----------|---------|--------|
| Edward Sampson | | | | |
| Joseph Ettore | | | | |
| Paul Kiernan | | | | |
| James Giannell | | | | |
| Joe Barris | | | | |
| Ray Bragg | | | | |
| Marcy McMullen | | | | |
| Charles Casagrande | | | | |

| NAME OF SITE PLAN | MUNICIPALITY | FILE # | DATE REC'D | ACTION |
|-------------------|--------------|--------|------------|--------|
|-------------------|--------------|--------|------------|--------|

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|--|--|----------------------------|----------|--|
| Site Plan for K. Hovnanian's Four Seasons At Colts Farm Block 183 Lots 97, 98.01 & 98.03 State Highway 33/Colts Neck Road | Howell Township | HWSP9928 (also HWMJ763) | 01-31-19 | |
| | (Proposed – Club House for Age-Restricted Housing) (Total Site Area – 71.51 acres) (Impervious Area – 14.557 acres new proposed) | | | |

Following a review and discussion of this application, a motion to adopt the action indicated above was offered by _____, Seconded by _____, and passed upon the following vote:

| | Affirmative | Negative | Abstain | Absent |
|--------------------|-------------|----------|---------|--------|
| Edward Sampson | | | | |
| Joseph Ettore | | | | |
| Paul Kiernan | | | | |
| James Giannell | | | | |
| Joe Barris | | | | |
| Ray Bragg | | | | |
| Marcy McMullen | | | | |
| Charles Casagrande | | | | |

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|---|---|---------|----------|--|
| Site Plan for Cardinale & Jackson Crossing 2 Block 3001 Lot 2 Monmouth Road (County Route 537) | Jackson Township | JSP9720 | 01-30-19 | |
| | (Proposed – New sports complex with recreation facilities, hotels, restaurants and convenience store with fuel) (Total Site Area – 90.02 acres) (Impervious Area – 36.01 acres new proposed) | | | |

Following a review and discussion of this application, a motion to adopt the action indicated above was offered by _____, Seconded by _____, and passed upon the following vote:

| | Affirmative | Negative | Abstain | Absent |
|--------------------|-------------|----------|---------|--------|
| Edward Sampson | | | | |
| Joseph Ettore | | | | |
| Paul Kiernan | | | | |
| James Giannell | | | | |
| Joe Barris | | | | |
| Ray Bragg | | | | |
| Marcy McMullen | | | | |
| Charles Casagrande | | | | |

| NAME OF SITE PLAN | MUNICIPALITY | FILE # | DATE REC'D | ACTION |
|--|--|----------|------------|-------------|
| Site Plan for 242 Main Keansburg, LLC Block 131 Lot 2.01 Main Street | Keansburg Borough (Proposed – 974 sq. ft. addition to vacant building for Dollar General) (Total Site Area – 0.644 acres) (Impervious Area – 0.643 acres existing - <u>0.030 acres proposed</u> 0.613 acres total) | KSSP9930 | 02-07-19 | CANR |

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|---|--|----------|----------|--|
| Site Plan for 700 Newman Springs, LLC Block 1062 Lots 14.02 & 15 Newman Springs Road / Middletown-Lincroft Road (County Routes 520 / 50) | Middletown Township (Proposed – Rebuild restaurant in existing shopping center) (Total Site Area – 4.568 acres) (Impervious Area – 3.436 acres existing - <u>0.167 acres proposed</u> 3.269 acres total) | MDSP9888 | 12-18-18 | PREVIOUS ACTION: REQUEST INFORMATION SEPTEMBER 24, 2018 |
|---|--|----------|----------|--|

Following a review and discussion of this application, a motion to adopt the action indicated above was offered by _____, Seconded by _____, and passed upon the following vote:

| | Affirmative | Negative | Abstain | Absent |
|--------------------|-------------|----------|---------|--------|
| Edward Sampson | | | | |
| Joseph Ettore | | | | |
| Paul Kiernan | | | | |
| James Giannell | | | | |
| Joe Barris | | | | |
| Ray Bragg | | | | |
| Marcy McMullen | | | | |
| Charles Casagrande | | | | |

| NAME OF SITE PLAN | MUNICIPALITY | FILE # | DATE REC'D | ACTION |
|-------------------|--------------|--------|------------|--------|
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|--|---|---------|----------|--|
| Site Plan for JACA, LLC Block 25.27 Lot 10 Monmouth Road (County Route 15) | Ocean Township (Proposed – 556 sq. ft. addition to existing medical office) (Total Site Area – 0.34 acres) (Impervious Area – 0.147 acres existing + <u>0.012 acres proposed</u> 0.159 acres total) | OSP9918 | 01-29-19 | PREVIOUS ACTION: REQUEST INFORMATION JANUARY 14, 2019 |
|--|---|---------|----------|--|

Following a review and discussion of this application, a motion to adopt the action indicated above was offered by _____, Seconded by _____, and passed upon the following vote:

| | Affirmative | Negative | Abstain | Absent |
|--------------------|-------------|----------|---------|--------|
| Edward Sampson | | | | |
| Joseph Ettore | | | | |
| Paul Kiernan | | | | |
| James Giannell | | | | |
| Joe Barris | | | | |
| Ray Bragg | | | | |
| Marcy McMullen | | | | |
| Charles Casagrande | | | | |

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|---|--|---------|----------|--|
| Site Plan for Ronald Mammano Block 33.14 Lot 2 West Park Avenue (County Route 14) | Ocean Township (Proposed – Parking improvements at existing site) (Total Site Area – 0.310 acres) (Impervious Area – 0.064 acres existing + <u>0.099 acres proposed</u> 0.163 acres total) | OSP9926 | 01-28-19 | |
|---|--|---------|----------|--|

Following a review and discussion of this application, a motion to adopt the action indicated above was offered by _____, Seconded by _____, and passed upon the following vote:

| | Affirmative | Negative | Abstain | Absent |
|--------------------|-------------|----------|---------|--------|
| Edward Sampson | | | | |
| Joseph Ettore | | | | |
| Paul Kiernan | | | | |
| James Giannell | | | | |
| Joe Barris | | | | |
| Ray Bragg | | | | |
| Marcy McMullen | | | | |
| Charles Casagrande | | | | |

| NAME OF SITE PLAN | MUNICIPALITY | FILE # | DATE REC'D | ACTION |
|-------------------|--------------|--------|------------|--------|
|-------------------|--------------|--------|------------|--------|

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| Site Plan for BML Realty Corp. – Bekim Kosovrasti Block 67 Lot 19 Shrewsbury Avenue (County Route 13) | Red Bank Borough (Proposed – New 8617 sq. ft. mixed-use building w/ 11 spaces and 4 units) (Total Site Area – 0.172 acres) (Impervious Area – 0.151 acres new proposed) | RBSP9886 | 01-25-19 | PREVIOUS ACTION: REQUEST INFORMATION SEPTEMBER 24, 2018 |
|---|---|----------|----------|--|

Following a review and discussion of this application, a motion to adopt the action indicated above was offered by
 Seconded by, , and passed upon the following vote:

| | Affirmative | Negative | Abstain | Absent |
|--------------------|-------------|----------|---------|--------|
| Edward Sampson | | | | |
| Joseph Ettore | | | | |
| Paul Kiernan | | | | |
| James Giannell | | | | |
| Joe Barris | | | | |
| Ray Bragg | | | | |
| Marcy McMullen | | | | |
| Charles Casagrande | | | | |

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|--|---|---------|----------|--|
| Site Plan for Metro Storage Block 806 Lot 2 State Highway 34 | Wall Township (Proposed – New 115,800 sq. ft. self-storage facility) (Total Site Area – 2.447 acres) (Impervious Area – 1.835 acres new proposed) | WSP9927 | 01-29-19 | |
|--|---|---------|----------|--|

Following a review and discussion of this application, a motion to adopt the action indicated above was offered by
 Seconded by, , and passed upon the following vote:

| | Affirmative | Negative | Abstain | Absent |
|--------------------|-------------|----------|---------|--------|
| Edward Sampson | | | | |
| Joseph Ettore | | | | |
| Paul Kiernan | | | | |
| James Giannell | | | | |
| Joe Barris | | | | |
| Ray Bragg | | | | |
| Marcy McMullen | | | | |
| Charles Casagrande | | | | |

SCHEDULE1317E

APPLICATIONS SUBMITTED WHICH HAVE BEEN DETERMINED TO BE INCOMPLETE BY STAFF

| NAME OF APPLICANT | MUNICIPALITY | FILE # | DATE REC'D | DATE INCOMPLETE |
|-------------------|--------------|--------|------------|--------------------|
|-------------------|--------------|--------|------------|--------------------|
