

January 7th, 1965

A meeting of the Manasquan Planning Board was held in the Council Chambers, Borough Hall, on Thursday evening, January 7th, 1965 at 8 o'clock P. M. with Dr. Charles Tassini presiding.

Dr. Tassini, Councilman Howes, Messrs. Steckhahn, Longstreet and Baker were present. Attorney Wooley was also present.

A general discussion was held regarding the final master plan folder from the Oross Co. and their letter of November 23, 1964, but no official action was taken.

Councilman Steckhahn moved, seconde d by Councilman Baker, that the Planning Board recemmend to the Mayor and Council, that they request the N. J. State Highway Department to tear down and eliminate the over head bridge on Highway 71., and that the fill from same be dumped in the adjoining swamp ereas.

All voted "Yes" on the motion "No", None.

The Planning board also wish to recommend to the Council that a modern sign ordinance be adopted.

On motion meeting adjourned.



V. Miller Preston
Secretary

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February 15, 1965

A meeting of the Manasquan Planning Board was held on the 15th day of February 1965 at 8 o'clock P. M.

Members Howes, Tassini, Baker, Jorgensen, Steckhahn and Voorhees were present.

The Board elected Dr. Tassini as Chairman for 1965.

Councilman Howes moved, seconded by Councilman Steckhahn that the Chairman of the Planning Board, be authorized to advise the State of New Jersey, Division of Planning that the Cross Co., have completed the work for the Borough of Manasquan Master Plan, as per their contract.

All present voted "Yes", on the motion.

The Chairman appointed George N. Jorgensen as the Chairman of the sub-division committee, along with Mr. Howes and Mr. Voorhees.

A sub division submitted by Mr. Beam, was approved, subject, to making the sub-division into two lots only and by eliminating the 5 foot strip to Sea Girt Avenue.

On motion meeting adjourned.



V. Miller Preston
Secretary

May 3, 1965

A meeting of the Manasquan Planning Board was held in the Borough Hall on Monday evening May 3, 1965 at 8 o'clock P. M. with Mr. Tassini presiding.

Members Voorhees, Jorgensen, Steckhahn, Howes, Tassini and Mayor Carlson were present. Councilmen Blair, Hancock and Morgan were present, and Collector Joseph H. Williams.

Councilmen and planning board went over items for future zoning.

Mr. Steckhahn moved, seconded by Mr. Voorhees that this planning Board support and favor the idea of a Transportation Center being created and developed east of the Rail road in Block 54 Lot 2, Block 99 in Lots 1, 1A, and 2 and Block 53 Lot 1, and Block 55 Lot 1.

On roll call members Voorhees, Jorgensen, Steckhahn, Howes and the Mayor voted "Yes".

On motion meeting adjourned.



V. Miller Preston,
borough clerk

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7 August 2, 1965

A regular meeting of the Manasquan Planning Board was held on the 2nd day of August 1965 at 8 o'clock P. M. with Dr. Charles Tassini presiding.

The following members were present, A. D. Voorhees, Raymond Baker, George N. Jorgensen, Charles Tassini, Councilman Howes, Mayor Carlson and Mr. Fred Steekhahn. Attorney Wooley, Councilman Blair, were present.

Mr. Baker moved, seconded by Councilman Howes, that the plan of Emerald Manor, Section 3 dated June 30, 1965 prepared by George C. Jorgensen, be approved and accepted, subject to the approval of the borough engineer.,

All present voted "Yes", except Geo. N. Jorgensen who abstained from voting.

A petition was received and read regarding closing in porches east of Third Avenue. This matter was tabled for study when zoning is again discussed.

Meeting adjourned.



milller preston
Secretary

Sept. 20, 1965

A meeting of the Manasquan Planning Board was held on the 20th day of Sept. 1965 (Monday) with Dr. Tassini presiding.

Members Charles Tassini, Raymond Baker, Abram D. Voorhees, Mayor Carlson and George N. Jorgensen were present. Visitors Sam Blair, Joseph H. Williams, Councilman Hancock and Councilman Morgan and Attorney John Wooley were present.

Councilman Voorhees moved, seconded by Councilman Baker that this Planning Board are opposed to any reduction in service at the drawbridge in the Glimmerglass as requested by the Monmouth County Freeholders, in accordance with a notification notification from the Army Engineers dated August 30th, 1965.

All present voted "Yes", "No", None.

Mr. Raymond Baker moved, seconded by Mr. Jorgensen that Sam Blair be allowed to omit and eliminate the last catch basin at the end of Deep Creek Drive in Glimmerglass Manor at the culdesac, subject however to the approval of the borough engineer.

All present voted "Yes", "No", None.

Mr. Voorhees moved, seconded by Councilman Baker that the request of Mr. Ralph Condo to purchase borough property on River Avenue be denied, as the borough Planning Board does not recommend the sale of any borough land at this time.

All present voted "Yes", "No", None.

On motion meeting adjourned.



V. Miller Preston
Secretary

October 4, 1965

A regular meeting of the Manasquan Planning Board was held on the 4th day of October 1965 at 8 o'clock P. M., with Dr. Charles Tassini presiding.

Members Carlson, Jorgensen, Steckhahn, Tassini, Baker, Howes and Voorhees were present. Member Longstreet was absent.

Visitors Joseph Williams, Attorney Wooley, and Councilmen Blair, Hancock and Patterson were present.

Mr. ~~Carlson~~ Baker moved, seconded by Mr. Steckhahn that the Sketch Plat of proposed subdivision of Lots 5,6,7,1BA,22,22A, 23B, in Block 35 by option holder William F. Beams, and dated October 4, 1965 prepared by George C. Jorgensen, be classified by this planning board as a Major Subdivision.

The Chairman put the motion and on roll call Mayor Carlson, Messrs, Steckhahn, Tassini, Baker, Howes and Voorhees voted "Yes", Mr. Jorgensen abstained. The Chairman declared the plat classified as a major sub division.

Irving Kirsch was present and explained informally to the planning board his proposal for a yacht motel at his property on the Manasquan River. No formal action was taken, although each member present seemed to oppose same.

Mr. Howes moved, seconded by Mr. Steckhahn that WHEREAS, present Borough Law does not allow High Rise apartments and WHEREAS, the Master Plan of the Borough of Manasquan has not been completed or approved, and at the present time there is a moratorium prohibiting duplex homes and apartments in the Borough, we are opposed to the erection of a high rise apartment at the north east corner of Main Street and Highway 4N, in the Borough of Manasquan.

Members ~~Carl~~ Jorgensen, Steckhahn, Tassini and Howes voted "Yes", Members Carlson, Baker and Voorhees voted "No", The vote was four "Yes", and three "No".

On motion meeting adjourned.



V. Miller Preston
Secretary

October 19th, 1965

A meeting of the Planning Board was held on the 19th day of October 1965 with Dr. Charles Tassini presiding. Mayor Carlson, Dr. Tassini, George N. Jorgense, Fred Steckhahn and Councilman Howes were present.

Attorney Wooley and Councilman Hancock were present as guests.

~~XXXXXXXX~~ Mr. Jorgensen moved, seconded by Mr. Steckhahn that the area by the brook between Central Avenue and South Street, be converted into a recreational area, and that the borough attorney have power to act to negotiate for the purchase, gift or condemnation of the property that is required.

Messrs Tassini, Jorgensen, Steckhahn and Howes voted "Yes", "No", None.

Mr. Steckhahn moved, seconded by Mr. Howes that the Borough immediately pass an amendment to the Zoning code that will prohibit commercial vessels in Manasquan water, or vessels carrying passengers for hire, (for private fishing boats only.)

Members Tassini, Steckhahn and Howes voted "Yes".
Mr. Jorgensen voted "No".

A discussion was held regarding the master plan and just how we wish the town to be zoned.

Meeting adjourned.



Miller Preston
Secretary

Nov. 1, 1965

A meeting of the Manasquan Planning Board was held on Monday the 1st day of Nov. 1965 at 8 o'clock p. m. with Raymond Baker presiding.

Members Jorgensen, Baker, Howes, Steckhahn and Mayor Carlson were present. Mr. Williams and Attorney Wooley were present, also as visitors or guests.

Mr. Howes moved, seconded by Mr. Jorgensen that the following resolution be approved and adopted.

BE IT RESOLVED BY THE PLANNING BOARD OF THE BOROUGH OF MANASQUAN, that public hearings be held for presentation of the proposed Master Plan for the Borough of Manasquan on November 29, 1965, at which time the area of the Borough west of the New York and Long Branch Railroad will be discussed, and on December 13th, 1965, at which time the area of the Borough east of the New York and Long Branch Railroad will be discussed.

The meetings will be held at the Borough Hall at 8:00 p.m.

Copies of the proposed Master Plan are available for public inspection at the ~~Office~~ Office of the Borough Clerk, and at the Manasquan Public Library.

On roll call Members Jorgensen, Baker, Howes and Steckhahn voted "Yes", "No", None.

The Clerk was instructed to publish notice in the Coast Star, and to request the Cross Co. to be present.

Meeting adjourned.



V. Miller Preston
SECRETARY

November 29, 1965

A hearing of the Borough Master Plan was held in the Council Chambers, Borough Hall, on Monday evening, November 29, 1965 at 8 o'clock P. M. for that section of Manasquan, west of the N. Y. and Long Branch Rail road.

Dr. Tassini presided, and the following members were present. Mr. Baker, Howes, Voorhees, Carlson, Jorgensen and Steckhahn.

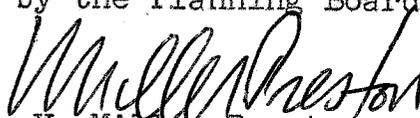
A representative of Cross Co. was also present.

Dr. Tassini allowed any one present to be heard.

Mr. Louis Green, attorney, was present for Lyle Elmer and requested that the property on Atlantic Avenue be made business.

A petition was received asking that Taylor Avenue be made business.

A number of persons spoke and a record was made of their requests, to be considered by the Planning Board.


V. Miller Preston
Secretary

December 13, 1965

A hearing was held on this date on that section of town east of the N. Y. and Long Branch Railroad, with Dr. Tassini presiding. Monday December 13, 1965,

Board members Voorhees, Bake, Tassini, Jorgensen, Howes and Carlson were present.

A petition was received requesting that the street over the rail road at Marcellus Avenue be eliminated.

Mr. Carlson from 1st avenue and inlet requested that their property be business, and Mr. Schafer and Mason and Steiner requested that their property be business.

Several person spoke at the meeting and their requests were recorded to be considered by the planning board.


V. Miller Preston
secretary

Wednesday December 15, 1965

A meeting of the Manasquan Planning Board was held on the 15th day of December 1965, with Dr. Tassini presiding.

Members Tassini, Vorhees, Baker, Howes and Carlson were present.

Mayor Carlson offered the following resolution and moved its adoption, seconded by Councilman Howes.

RESOLUTION

Whereas The Planning Board of the Borough of Manasquan has prepared a Proposed Master Plan for the physical development of said Borough, including proposed land uses for the entire Borough, Utility Services, Transportation, Streets and Traffic Circulation, Public Facilities, Schools, Parks and Recreational Areas, Housing, Commercial and Industrial Development, and other elements of municipal development, and

Whereas a report has been prepared by this Board, presenting the objectives, assumptions, standards and principles which are embodied in the various portions of the said Master Plan, and

Whereas public hearings were held on November 29, 1965, and December 13, 1965, on the proposed Master Plan, notice of which was published in the COAST STAR, the official newspaper of the Borough of Manasquan, and all persons appearing at said Hearings having been afforded an opportunity to be heard,

NOW THEREFORE BE IT RESOLVED BY THE PLANNING BOARD OF THE BOROUGH OF MANASQUAN, that the Master Plan as set forth in the volume dated October 1964 and compiled by Eugene Cross Associates, be and the same is hereby adopted as the Master Plan of the Borough of Manasquan, and

It is Further Resolved that the following amendments or changes shall be made to the proposed Plan and shall become a part thereof:

1. The area between First Avenue and the monumented beach front line, with the exception of that portion which is designated as part of the commercial area on said Plan, shall be known as a

2. The entire area between Route 71 and the New York and Long Branch Railroad, north of Stockton Lake Boulevard shall be included in the highway development area.

3. The area on the west side of Taylor Avenue north of the Borough Hall, formerly depicted as office commercial, shall be part of the highway development area.

4. The area on the west side of Union Avenue between the easterly entrance to Old Squan Plaza and the proposed exit from said Plaza having a depth of approximately two hundred fifty (250) feet, shall be included with the adjacent commercial area.

5. The area known as Block 37 on the Tax Map of the Borough of Manasquan, shall be designated as a duplex residential area. The land uses suggested for this area shall include single family residences and duplex dwelling units, each of said units to contain not more than two single family dwellings.

6. Lots 23-A, 23-B in Block 35 on the Tax Map of the Borough of Manasquan shall be included in the residential area.

7. All of Blocks 84 and 88, and Lots 7, 8 and 9 in Block 95 on the Tax Map of the Borough of Manasquan shall be included in the commercial area.

8. The northern shore line of the Glimmer Glass Harbor and Watson's Creek shall be included in the residential area and is not recommended as a marine commercial area.

9. Lots 1 through 10 in Block 142, Lots 13 through 16 in Block 141, the easterly one hundred ten (110) feet of Block 140, the easterly one hundred ten (110) feet of Block 137, all as shown on the Tax Map of the Borough shall be included in the park and recreational area.

10. The west southerly one hundred (100) feet of Block 187

and the most southerly ninety (90) feet of Block 186A as shown on said Tax Map shall be part of the commercial area.

11. The following proposed roads shown on the Master Plan are to be deleted therefrom:

- a) The proposed crossing of the New York and Long Branch Railroad, between Marcellus Avenue and Perrin Boulevard.
- b) The proposed road through the New Jersey State Encampment in Sea Girt, connecting with First and Second Avenues.
- c) The proposed road along the westerly boundary of the New Jersey State Encampment in Sea Girt.

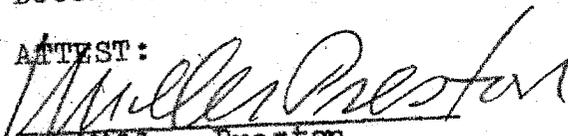
12. That portion of Lot 32 in Block 165, which lies west of the monumented beach front line as shown on the Tax Map shall be included in the resort residential area.



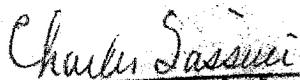
Charles Tassini,
Chairman

This is to certify that the following is a true and correct copy of the Resolution adopted by the Manasquan Planning Board on December 15, 1965.

ATTEST:



V. Miller Preston,
Secretary



Charles Tassini,
Chairman

December 15, 1965

Dr. Tassini put the motion and on roll call members Tassini, Baker, Voorhees, Carlson and Howes voted "Yes", "No", None.

This resolution was adopted and the master plan of the Borough of Manasquan approved and accepted by this planning board.



V Miller Preston
Secretary