

TOWNSHIP OF COLTS NECK  
ARCHITECTURAL REVIEW COMMITTEE  
MARCH 18, 2008

Chairperson Burry called the Committee to order at 7:30 p.m. with a salute to the flag. Mrs. Burry read the following statement: "In accordance with the provisions of the Open Public Meetings Law – Chapter 21, P.L. 1975 public notice was provided in accordance with the Annual Notice procedures (C10:4-28) of said Act.:

ROLL CALL:

PRESENT: Mrs. Burry, Mr. Hesslein, Mrs. Johnson, Mr. Kilbride,  
Mrs. Mordarski, Mrs. Morello, Mr. Powell, Mr. Florek

ABSENT: Mrs. Joline (excused), Mrs. Saavedra (excused)

NEW BUSINESS

Philip Rizzuti appeared on behalf of Pete LaLima, 152 Bucks Mill Road, Block 29, Lot 1. A brick pool house has already been constructed. Applicant proposes to reside in the pool house while a new 12,000 s.f. residence is being built on the five acres. The new house will be chateau style, entirely of reddish-brown brick, with a synthetic slate roof and some copper on dormers. The house will have lots of French doors. Chimneys and chimney pots will be of brick. The entrance will feature fluted columns of real stone. The application is conforming. Mr. Hesslein will write a report.

Ken Eagel, 6 White Oak Drive, Block 12, Lot 4, proposes a new 4,200 s.f. residence in the A-1 zone. The clapboard-style siding will be a color that is a cross between almond and tan. The foundation will be fieldstone. The roof will be of Timberline roof shingles in a weathered wood color. The house will feature windows with transoms and a wrap-around porch with columns and railings. Proposed coverage is within 6.6% and the height less than the maximum allowed. Mrs. Mordarski will write a report.

Quirino Salvati appeared on behalf of David Bryan, 45 Phalanx Road, Block 9, Lot 11.01. The application was reviewed previously. The building height is now conforming. A new 10,000 s.f. residence on 12 acres will be visible from the road, but be sited comfortably on the hilly topography. The house will be of stucco and stone in creamy colors, with a slate roof. It will feature a walk-out sun deck over the garage, and a glass roof over the kitchen. Mr. Powell will write a report.

Steve Amplo, 20 Horseshoe Court, Block 21.03, Lot 4, proposes an addition to a contemporary bi-level house of real stucco and cultured stone. The existing deck is to be removed, a front porch added, and a tower that blends the differing heights. Mr. Florek will write a report.

Tom Cappello, ZB #733A, 92 Obre Road, Block 50, Lot 21, proposes a second-story addition over the garage, with variances needed for front and side setbacks, and for building and lot coverage on one acre in the AG zone. The roof will be grey shingles, and the siding beige. Dormers add interest to the roof, and a palladian window in a dormer dresses it up. The entrance is placed asymmetrically, but cannot be relocated without altering the interior. Mr. Hesslein suggested some shutters might detract the eye from the entrance. Mrs. Johnson will write a report.

Birdsall, PB #663, 48 Route 34, Block 36, Lot 16, has been before the Planning Board, which refused to permit parking 5 feet from property line and advised applicant to choose a less intensive use requiring fewer parking spaces.

Kling, PB #667, Crine Road, Block 11, Lot 3.10, proposes a pond with a center depth of five to six feet at his dwelling on 6.65 acres. Board members debated whether a protective fence ought to be required. Mr. Hesslein will write a report.

Mr. Powell presented a proposal for the Colts Neck Fire Co. No. 2, Block 8, Lot 10, for an addition to house the tanker. Presently the tanker must be couple to the cab for use and then uncoupled and brought inside during the winter months so that the water doesn't freeze. All bays on one side of the building would be taken out and replaced with an extra bay for the tanker. Addition would include a new multi-purpose room, a modified dispatch room, and a bridal consultant room. Upstairs would have three new offices, a new game room, a new bar and a new bathroom. There will be a pole for exit to the lower level. Mrs. Morello suggested that it would be more attractive if the bay doors resembled barn doors. Mrs. Morello will write a report.

Frank Leccese, 15 Candlewick, Block 8, Lot 20, proposed the addition of a covered porch at the entrance of the house. The materials will match the existing house. Mr. Kilbride will write a report.

On a motion by Mrs. Johnson and seconded by Mr. Powell, the meeting was adjourned at 9:20 PM. The next meeting will be on Tuesday, April 22, 2008, at 7:30 PM at Township Hall.

Respectfully submitted,

Ellen Terry  
Secretary