

TOWNSHIP OF COLTS NECK  
ARCHITECTURAL REVIEW BOARD  
July 22, 2008

Mrs. Burry called the Board 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, Mrs. Joline, Mrs. Mordarski, Mrs. Morello, Mr. Powell, Mrs. Saavedra, Mr. Florek

ABSENT: Mr. Kilbride (excused)

On a motion by Mrs. Mordarski, seconded by Mrs. Joline, the minutes of the June 24, 2008 meeting were accepted.

OLD BUSINESS

The Planning Board has approved the Rada application. The Zoning Board approved the Andre, Conti, Parmar and Ramovic applications. It was noted by several members of the Board that some applications are being heard by these boards prior to being sent to Architectural Review Board for review. Mr. Hesslein remarked that Mrs. Morello did an excellent job on a difficult report for the Luisi application.

NEW BUSINESS

Cynthia & Michael Mazzola, Block 10, Lot 41, 23 Partridge Way, appeared on behalf of their application to rebuild their home, of which over 50% was destroyed in a fire. The foundation will be of New England fieldstone, and the existing chimney will be refaced in the same stone. The siding will be of grey fireproof fiber cement. The fascia and windows will be white, and the shutters black. The roof peaks, arched windows, and multiple dormers have good balance. Mrs. Mordarski will write a report.

Andrew Geissler, ZB801, Block 1.01, Lot 5, 10 Clover Hill Lane, proposes to move an existing garage, which would require a setback variance. The application was not noticed correctly. Mrs. Johnson will write a report noting that the application is not within the purview of this Board.

LeRoy Belvin, Block 31.01, Lot 8, 10 Merchants Way, proposes a 2' x 15' non-illuminated wooden wall-mounted sign in white, red, yellow and purple three-dimensional letters proclaiming "Hot Dogs in Paradise." Board members expressed various opinions that the sign would not be consistent with the Township's existing ambience. Mrs. Morello noted that the thatched umbrellas might be a fire hazard and suggested the Fire Marshal investigate. It was also suggested that the Health Department visit the establishment. Mrs. Joline will write a report.

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Andreyko, ZB789, Block 12.03, Lot 2, 29 White Oak Drive, has submitted an application revised on July 9, 2008, that now has the garage as a detached accessory structure. There are no significant architectural changes to the dwelling. A report has already been written and submitted. Mrs. Mordarski will resubmit the original report, with a post-script requesting no architectural changes be made, as suggested by Mrs. Burry.

Michael Figaro, Block 29.10, Lot 18, 153 Cedar Drive, proposes entrance pillars with a stucco finish. The application is in compliance. Mrs. Saavedra will write a report.

Gregory Matzel, PB624A, Block 39, Lot 6.02, 105 Galloping Hill Road, proposes a deviation to the site of a pond, and retention of detached garage in excess of permitted height. No elevations of garage were submitted. Mr. Hesslein will write a report noting that the application for the pond is not within the purview of this Board, and that the Board cannot comment on the garage until elevations are submitted.

Friend/Raymond, ZB 794, Block 7.26, Lot 13, 33 Fox Hedge Road, proposes a detached three-car garage with mansard roof. Mrs. Morello will write a report.

Kaye Furman, PB637B, Block 33, Lot 7.01, 41 Muhlenbrink Road, proposes a three-lot subdivision. Mr. Powell will write a report noting that the application is not within the purview of this Board.

Burry, Block 7.31, Lot 1.1, 22 Woodland Drive, submitted plans for a detached garage to complement their existing two-car garage. The architectural plans are consistent with the Williamsburg design of the house proper. Plans are fully compliant. The report will be written by Mr. Hesslein.

On a motion by Mrs. Johnson and seconded by Mrs. Mordarski, the meeting was adjourned at 8:26 PM. The next meeting will be on Tuesday, August 26, 2008, at 7:30 PM at Township Hall.

Respectfully submitted,

Ellen Terry  
Secretary