

**TOWNSHIP OF COLTS NECK
PLANNING BOARD MEETING
JULY 11, 2006 MINUTES**

The Chairman called the meeting to order by reading the following statement: "As Chairman and Presiding Officer of this meeting of the Planning Board, I hereby declare that the notice requirements of the law have been satisfied by prominently posting on the Township bulletin board a notice of this meeting, and that there has been transmitted by regular mail a notice to the Colts Neck Calendar and the Asbury Park Press and that a copy is on file in the Office of the Township Clerk. I further order that this public announcement be placed in the minutes of this meeting."

Salute the Flag

Roll Call

Present: Barbagallo, Malinowski, Florek, Stuart and
Robinson

Absent: Crossan, Kostka, Orgo, Thompson, Lear and Behrens

Also Present: Timothy Anfusio, P.P., Glenn Gerken, P.E., Mike Steib, Esq., and Ruth Leininger

Approval of Minutes:

June 13, 2006 Minutes Approved:

OFFER: Florek

SECOND: Robinson

AFFIRMATIVE: Barbagallo, Malinowski, Florek, Stuart and Robinson

NEGATIVE: None

RESOLUTIONS:

Application PB599 – Illmensee Family Square – Block 48, Lot 7 – Route 34

Memorialization of Resolution granting a one year retroactive extension of time to the Preliminary and Final Major Subdivision and Major Site Plan approval with variances. The extension will begin October 14, 2005 and expire October 14, 2006.

Motion to Approve the Resolution:

OFFER: Robinson

SECOND: Florek

AFFIRMATIVE: Robinson and Florek

NEGATIVE: None

ABSTAIN: Barbagallo

Application PB641 – Country Day School – Block 48, Proposed Lot 7.02 – Route 34

Memorialization of Resolution granting Minor Site Plan approval with variances for a 45 child Day Care Center in the B-1 Zone.

Motion to Approve the Resolution:

OFFER: Florek

SECOND: Robinson

AFFIRMATIVE: Florek and Robinson

NEGATIVE: None

ABSTAIN: Barbagallo

ADMINISTRATIVE ITEMS:

Freehold Regional School District – Block 43, Lot 1 – 59 Five Points Road

Request for Capital Project Review of the Freehold Regional High School 2005-2010 Long Range Facilities Plan

Marcus Rosenau, Architect addressed the Board. He explained that the State mandates all schools prepare a Long Range Facilities Plan that must be reviewed by the local Planning Board. It was stated that no new construction is warranted at this time for Colts Neck High School. Items that are listed in the report are improvements and upgrades to the existing facility such as a building wide security system, etc.

The Board felt the items were normal maintenance and were consistent with the Master Plan.

Motion Confirming Consistency with the Master Plan:

OFFER: Florek

SECOND: Malinowski

AFFIRMATIVE: Barbagallo, Malinowski, Florek, Stuart and Robinson

NEGATIVE: None

ABSTAIN: None

OLD BUSINESS:

None

NEW BUSINESS:

Application PB642 – Roth - Block 46, Lot 1.36 – 15 Brentwood Drive

Application for Minor Site Plan Approval to construct a sports court in the AG Zone.

Six items were marked as exhibits – application, Minor Site Plan, Planner's report, Engineer's report, Landscape Architect's review and a color rendering of the Site Plan.

A.J. Garito, Engineer – sworn. Mr. Garito explained the Roth's would like to construct a 50' x 95' sports court in their back yard. The court will be surrounded by a 10' chain link fence and will not have any lights. Landscaping will be provided as recommended by the Shade Tree Commission. The sports court does not require any variances.

Open to the public with no comments. The Board was pleased that no variances were required but did require an as-built be provided after the court is constructed.

Motion to Approve the Resolution:

OFFER: Stuart

SECOND: Malinowski

AFFIRMATIVE: Barbagallo, Malinowski, Florek, Stuart and Robinson

NEGATIVE: None

ABSTAIN: None

DISCUSSION:

None

EXECUTIVE SESSION:

None

MOTION TO ADJOURN

A motion to adjourn was made by Mr. Malinowski at 8:15 p.m. and this was seconded by Mr. Florek and unanimously carried.

I hereby certify that the above is a true and exact copy of the Planning Board Meeting minutes for the meeting conducted on July 11, 2006 adopted by the Planning Board of the Township of Colts Neck at its meeting held on August 8, 2006.

Ruth Leininger, Secretary
Planning Board of the
Township of Colts Neck of Colts Neck