

**TOWNSHIP OF COLTS NECK
PLANNING BOARD MEETING
SEPTEMBER 8, 2009 MINUTES**

Chairman Malinowski 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 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: Malinowski, Forester, Barbagallo, Kostka, Robinson, Lear and Powell

Absent: Orgo, Florek, Crossan and Thompson

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

Approval of Minutes:

August 11, 2009 Minutes Approved:

OFFER: Orgo

SECOND: Barbagallo

AFFIRMATIVE: Malinowski, Orgo, Florek, Barbagallo, Robinson and Powell

NEGATIVE: None

RESOLUTIONS:

Application PB671- Coppola – Block 1, Lots 80.04 & 85 – 2 Moonlight Drive

Memorialization of Resolution for a one year extension of time for the approved Minor Subdivision. The extension will begin July 22, 2009 and expire July 22, 2010.

Motion to Approve the Resolution:

OFFER: Barbagallo

SECOND: Robinson

AFFIRMATIVE: Malinowski, Forester, Barbagallo, Kostka, Robinson, Lear and Powell

NEGATIVE: None

RECUSE: None

Application PB673 – Gary Spencer – Block 31, Lot 19 – Route 34

Memorialization of Resolution for Preliminary and Final Major Subdivision Approval with Variance for a two lot major subdivision in the B-1 Zone.

Motion to Approve the Resolution:

OFFER: Barbagallo

SECOND: Powell

AFFIRMATIVE: Malinowski, Barbagallo, Robinson and Powell

NEGATIVE: None

RECUSE: None

ADMINISTRATIVE ITEMS:

Review Ordinance 2009-14 regarding Golf Courses

Mr. Anfuso told the Board the Township Committee has introduced this ordinance which effects both Type A and B golf courses. It would allow approved pro shops to increase the maximum square footage from 1,000 s.f. to 1,500 s.f. It would also allow twelve non-golf related events per year. There are restrictions and a minimum of fourteen days notice must be provided to the Administrator for approval.

The Master Plan's recommendation on this subject is to make sure that golf stays as the principal use and that the use of the clubhouse and banquet facilities are not elevated to a separate and distinct principal use. By limiting the amount of events to twelve per year, this remains consistent with the Master Plan.

Motion that Ordinance 2009-14 is Consistent with the Master Plan:

OFFER: Kostka

SECOND: Malinowski

AFFIRMATIVE: Barbagallo, Malinowski, Forester, Crossan, Kostka, Orgo, Robinson, Thompson and Lear

NEGATIVE: None

OLD BUSINESS:

None

NEW BUSINESS:

None

DISCUSSION:

None

EXECUTIVE SESSION

None

MOTION TO ADJOURN

A motion to adjourn was made by Mr. Barbagallo at 8:10 p.m. and this was seconded by Mr. Robinson 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 September 8, 2009 adopted by the Planning Board of the Township of Colts Neck at its meeting held on October 13, 2009.

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