

TOWNSHIP OF COLTS NECK
ARCHITECTURAL REVIEW BOARD

March 25, 2014

Mrs. Burry called the Board to order at 7:00 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: Freeholder Burry, Mrs. Ciccone, Mrs. Feury, Mr. Gassert, Mr. Kilbride, Mrs. McNerny, Mr. Oberer and Mr. Taeschler

ABSENT: Committeeman Engel and Mrs. Johnson (both excused)

GUESTS: Garrett Goldin, aspiring architect, & Mrs. Goldin (mother)

On a motion by Mrs. Feury, seconded by Mr. Taeschler, the minutes of the February 25, 2014 meeting were accepted as submitted.

OLD BUSINESS

Mrs. Burry reported that all reports had been received in a timely manner.

NEW BUSINESS

Joseph & Roseann Kohm, Block 53.01, Lot 5, 99 Obre Road, appeared on behalf of their application for demolition of an existing house and construction of an approximately 3,400 sq. ft. house on 2.25 acres. The roof will be black Timberline, the siding red brick and cypress green vinyl, with white Pella windows, and bluestone stoop. Mr. Gassert suggested bringing the brick around the sides of the house for a more complete appearance. The application is fully compliant. Mr. Oberer will write a report.

Raymond Longobardi, Jr., Block 34, Lot 19, 129 County Route 537 East, appeared on behalf of his application for construction of a 2,436 sq. ft. 2-story house with a basement. The roof will be black Timberline, the siding grayish-green, with white trim, and Vermont ledge stone. The applicant hasn't decided between vinyl siding or Cedar Impressions. Mr. Taeschler suggested that he consider the use of Cedar Discovery. The applicant plans to clad the chimney in the same material, but Mrs. McNerny recommended the use of stone, as the chimney is a strong architectural element on that side of the house. An open, wrap-around porch will be made of stamped concrete. An existing 400 sq. ft. detached garage will match the new house in materials and colors. The application is fully compliant. Mrs. Feury will write a report.

Ray Longobardi, Sr., PB690, Block 48, Lot 19, County Route 537, appeared on behalf of the application of Huddy's Inn for an increase on the amount of square footage to be rented in the existing school building. The application is not within the Board's purview. Mr. Kilbride will write a report.

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John Whelan, Block 41.01, Lot 5.01, 3 Hambletonian Drive, appeared on behalf of the application of Whelan Custom Homes, Inc. for an approximately 5,800 sq. ft. house with a full basement and 3-car garage. The roof will be charcoal-colored with a slate appearance. The siding will be brownish-grey Hudson granite rustic stone and beige stucco, with matching beige gutters. A bluestone terrace in the rear will have aluminum railings with the appearance of wrought iron. The front door will be recessed and the Pella windows will be tan. The application is fully compliant. Mrs. McNerny will write a report.

Matthew Aanensen, Block 7.2, Lot 4, 12 Tulip Lane, appeared on behalf of his application for a second-story addition to an existing expanded ranch, of two bedrooms and two bathrooms over a 2-car garage. The addition will give balance to a previous addition on the opposite end of the house. Both existing and new roof will be grey Timberline, and siding of white painted wood. The brick chimney will be re-pointed. The application is fully compliant. Mr. Taeschler will write a report.

Barbara Medamana, ZB923, Block 10, Lot 25, 21 Colonial Terrace, appeared on behalf of her application for an addition of a portico to the side door of an existing house. The portico will hide an awkward roof line resulting from a previous addition to the rear of the garage. New garage doors will be added to further enhance the house's appearance. Mr. Oberer will write a report.

David & Andrea D'Eletto, ZB921, Block 23, Lot 20.03, 8 Victorian Way, have submitted an application for the addition to an existing house of a 322 sq. ft. great room with a brick fireplace, resulting in 91.5 ft. where the 90-foot rule applies. Mrs. Ciccone will write a report.

Matthew Gaeta, Block 9, Lot 51, 27 Pilgrim Way, appeared on behalf of his application for a 500 sq. ft. addition to the rear of an existing 3,000 sq. ft. ranch house. The siding, presently aluminum, will be earth-tone stucco and stone throughout, and the chimney will be stone clad. The GAF Timberline roof will have a weathered wood appearance. There are Anderson windows and a pergola extending across the middle of the front. Mrs. Ciccone will write a report.

The meeting was adjourned at 8:32 PM. The next meeting will be on Tuesday, April 22, 2014, at 7:00 PM at Township Hall.

Respectfully submitted,

Ellen Terry,
Secretary