

**TOWNSHIP OF COLTS NECK
PLANNING BOARD MEETING
NOVEMBER 13, 2014 MINUTES**

Mr. Crossan 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: Crossan, Fitzgerald, Orgo, Kostka, Singer-Fitzpatrick and Bartolomeo

Absent: Corsi, Leccese, Lutkewitte, Powell and Robinson

Also Present: Timothy Anfusio, P.P. and Ruth Leininger

APPROVAL OF MINUTES:

September 9, 2014 Minutes Approved:

OFFER: Fitzgerald

SECOND: Leccese

AFFIRMATIVE: Crossan, Corsi, Fitzgerald, Leccese and Powell

NEGATIVE: None

RESOLUTIONS:

PB708 – FJS Enterprises, LLC – Block 48, Lot 8 – 281 Route 34

Memorialization of Resolution granting a sixty day extension of time to the Minor Subdivision Approval

Motion to Memorialize the Resolution:

OFFER: Fitzgerald

SECOND: Bartolomeo

AFFIRMATIVE: Crossan, Fitzgerald and Bartolomeo

NEGATIVE: None

PB715 – Shan – Block 16, Lot 35.01 – 187 Heyers Mill Road

Memorialization of Resolution granting Minor Site Plan Approval with variance to construct a tennis court in the A-1 Zone.

Motion to Memorialize the Resolution:

OFFER: Fitzgerald

SECOND: Crossan

AFFIRMATIVE: Crossan, Fitzgerald and Bartolomeo

NEGATIVE: None

ADMINISTRATIVE ITEMS:

Review Ordinance 2014-20, AG Lot Size Averaging Lot Coverage Ordinance Amendments

Mr. Anfuso reviewed the Draft Ordinance with the Board explaining sport courts, tennis courts and ponds that do not require variances would be exempt from site plan approval, consistent with the Municipal Land Use Law.

The Long Range Planning Committee also believes that since the area and yard requirements for Lot Size Averaging developments are the same as the A-1 Zone, the underlying planning principals of lot coverage should be applied in a uniform manner and be consistent at 20% between the two types of developments. This change only affects Lot Size Averaging developments and no other form of development.

Motion that Ordinance 2014-20 is Consistent with the Master Plan:

OFFER: Kostka

SECOND: Fitzgerald

AFFIRMATIVE: Crossan, Fitzgerald, Orgo, Kostka, Singer-Fitzpatrick and Bartolomeo

NEGATIVE: None

OLD BUSINESS:

None

NEW BUSINESS:

None

ADMINISTRATIVE ITEMS:

None

DISCUSSION:

None

MOTION TO ADJOURN

A motion to adjourn was made by Mr. Kostka at 7:55 p.m. and this was seconded by Mr. Fitzgerald 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 November 13, 2014 adopted by the Planning Board of the Township of Colts Neck at its meeting held on January 13, 2015.

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