

TOMS RIVER TOWNSHIP PLANNING BOARD AGENDA

PLANNING BOARD MEETING

DECEMBER 21, 2016

6:00 p.m.

- 1) **MEETING CALLED TO ORDER**
- 2) **FLAG SALUTE**
- 3) **CHAIRMAN'S STATEMENT - N.J. OPEN PUBLIC MEETINGS ACT**
- 4) **ROLL CALL AND DECLARATION OF QUORUM**

PAUL WNEK _____
ROBERT STONE _____
MAURICE HILL _____
DAVID CICCOTZI _____

JEANETTE AMORUSO _____
GUS KAKAVAS _____
THOMAS RODGERS _____
SANDRA BACANI _____

JACK REUTHER (ALTERNATE NO. 1) _____
ROBERT ROWE (ALTERNATE NO. 2) _____

5) APPROVE PURCHASE ORDERS FOR PAYMENT

A. ESCROW BILLING – BOARD PROFESSIONALS

1. TOMS RIVER TOWNSHIP – BOARD PLANNERS

<i>P.O.# 16-6580</i>	<i>VARIOUS ESCROW ACCOUNTS</i>	<i>\$4889.58</i>
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B. REFUND OF ESCROW FUNDS

<i>1. P.O.# 16-4934</i>	<i>CLAIRE ALBERTI</i>	<i>\$246.62</i>
<i>2. P.O.# 16-6352</i>	<i>SCHROADER & HOLT</i>	<i>\$152.54</i>
<i>3. P.O.# 16-6353</i>	<i>WELLS FARGO BANK</i>	<i>\$2,784.00</i>
<i>4. P.O.# 16-6355</i>	<i>TECOGEN INC.</i>	<i>\$599.78</i>
<i>5. P.O.# 16-6351</i>	<i>HOLUALOA TOMS RIVER LLC</i>	<i>\$3,880.12</i>

6) BOARD ACTION ON RESOLUTIONS - SEE ATTACHED SHEETS

1. MINOR SITE PLAN WITH VARIANCES – APPROVED AT THE NOVEMBER 2, 2016 MEETING

MARINERS AUTO CARE, LLC	BLOCK 403
ROBERT SHEA, ESQ.	LOT 3
MILLIS LOONEY, PE	ZONE: HB
MAY 3, 2016 – DEEMED COMPLETE	AREA: 29,000 SQ FT
SEPTEMBER 1, 2016 – TIME TO ACT BY – WAIVED	1200 LAKEWOOD RD.
P01-382	340 SQ FT ADDITION

2. PRELIMINARY & FINAL MAJOR SITE PLAN WITH VARIANCES – APPROVED AT THE NOVEMBER 2, 2016 MEETING

SMC RIVER AVENUE, LLC	BLOCK 173
ROBERT SHEA, ESQ.	LOT 9, 21 & 22
WILLIAM STEVENS, PE	ZONE: RHB
AUGUST 31, 2016 – DEEMED COMPLETE	AREA: 10.5 ACRES
DECEMBER 30, 2016 – TIME TO ACT BY	HICKORY ST. & ROUTE 9
P01-397	20,000 SQ FT BUILDING FOR RV SALES

3. MINOR SUBDIVISION WITH VARIANCES – APPROVED AT THE NOVEMBER 2, 2016 MEETING

PATRICIA BROWN	BLOCK 1056.02
HARVEY YORK, ESQ.	LOT 9.01
KEN SCHLATMANN, PE	ZONE: R-40B
SEPTEMBER 27, 2016 – DEEMED COMPLETE	AREA: 6630 SQ FT
JANUARY 26, 2017 – TIME TO ACT BY	2 LOTS

4. MINOR SUBDIVISION WITH VARIANCES – APPROVED AT THE NOVEMBER 2, 2016 MEETING

LIGHTHOUSE HOLDING, LLC	BLOCK 172
FRANK SEITZ, ESQ.	LOT 2 & 49
BRIAN MURPHY, PE	ZONE: RHB
OCTOBER 7, 2016 – DEEMED COMPLETE	AREA: 2.951 ACRES
FEBRUARY 5, 2017 – TIME TO ACT BY	2009 & 2015 LAKEWOOD ROAD
P01-413	2 LOTS

5. CONDITIONAL USE WITH VARIANCES – APPROVED AT THE DECEMBER 7, 2016 MEETING

CELLCO PARTNERSHIP D/B/A VERIZON WIRELESS	BLOCK 135
MICHAEL BECK, ESQ.	LOT 3.03 & 3.04
PETER TARDY, PE.	ZONE: RHB
OCTOBER 13, 2016 – DEEMED COMPLETE	AREA: 6.08 ACRES
FEBRUARY 11, 2017 – TIME TO ACT BY	2119 WHITESVILLE RD
P01-414	WIRELESS COMMUNICATION TOWER

6. AMENDED PRELIMINARY & FINAL MAJOR SUBDIVISION WITH VARIANCES – APPROVED AT THE DECEMBER 7, 2016 MEETING

APONTE & BRENNAN
 STEPHAN LEONE, ESQ.
 STUART CHALLONER, PE
 OCTOBER 14, 2016 – DEEMED COMPLETE
 FEBRUARY 12, 2017 – TIME TO ACT BY
 P01-011

BLOCK 693
 LOT 20 & 56
 ZONE: R-120
 AREA: 2 ACRES
 BROOKSIDE DR.
 7 LOTS

7. MINOR SUBDIVISION WITH VARIANCES – APPROVED AT THE DECEMBER 7, 2016 MEETING

11 CHELSEA, LLC
 RICHARD STANZIONE, ESQ.
 RAYMOND CARPENTER, PE
 OCTOBER 25, 2016 – DEEMED COMPLETE
 FEBRUARY 21, 2017 – TIME TO ACT BY
 P01-417

BLOCK 801
 LOT 15 & 16
 ZONE: R-50
 AREA: 12,000 SQ. FT.
 232 BUERMANN AVE.
 2 LOTS

8. MINOR SUBDIVISION WITH VARIANCES – APPROVED AT THE DECEMBER 7, 2016 MEETING

OCEAN BAY DEVELOPERS, LLC
 HARVEY YORK, ESQ.
 NAJARIAN ASSOCIATES
 NOVEMBER 3, 2016 – DEEMED COMPLETE
 MARCH 2, 2017 - TIME TO ACT BY
 P01-416

BLOCK 1056.03
 LOT 13 & 14
 ZONE: R-40B
 AREA: 8,100 SQ. FT.
 11 & 13 SURF ROAD
 3 LOTS

7) VARIOUS APPLICATIONS:

APPLICANT
DEVELOPMENT
ENGINEER
ATTORNEY
DATE OF COMPLETION
DATE OF EXPIRATION
ESCROW ACCT. NO. (IF ANY)

BLOCK(S)
LOT(S)
ZONE
LOCATION
NEAREST CROSS STREET
AREA
USE/NO. OF LOTS

1. REQUEST FOR STATUTORY EXTENSION OF TIME – AMENDED PRELIMINARY & FINAL MAJOR SITE PLAN WITH VARIANCES – PUBLIC NOTICE REQUIRED

QUICK CHEK CORP.
 MARY WARNER, ESQ.
 KEITH CAHILL, PE
 P01-270

BLOCK 1079.01
 LOTS 2, 4, 6, 15 & 16
 ZONE: HB
 3104 ROUTE 37 EAST
 RESOLUTION ADOPTED MAY 20, 2015

2. MINOR SUBDIVISION WITH VARIANCES – PUBLIC NOTICE REQUIRED

JOSEPH & LISA SCARFUTO
FRANK BAER, PE
NOVEMBER 15, 2016 – DEEMED COMPLETE
MARCH 14, 2017 – TIME TO ACT BY
P01-419

BLOCK 1095.01
LOT 55 & 56
ZONE: R-40B
AREA: 6353 SQ FT
250 & 252 HARDING AVE.
2 LOTS

8) PUBLIC COMMENT

9) ADJOURNMENT

SPECIAL ACCOMMODATIONS, PLEASE CONTACT (732) 341-1000 x 8200.

F:\PUBLIC\ENGINEERING & COMMUNITY DEVELOPMENT\PLANNING BOARD\AGENDAS\ 2016 AGENDAS 12 2116 AGENDA