

TOMS RIVER TOWNSHIP PLANNING BOARD AGENDA

PLANNING BOARD MEETING

MARCH 2, 2022

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 _____ | DAVID CICOZZI _____ |
| MATT JANORA _____ | JOHN SOLLY _____ |
| BRIAN BOECKEL _____ | RONALD HEINZMAN _____ |
| MATT YEZZI _____ | ANN HAMMILL-PASQUA _____ |
| STEPHANIE SEVASTAKIS _____ | |

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

5) **BOARD ACTION ON RESOLUTIONS - SEE ATTACHED SHEETS**

A) **RESOLUTIONS OF APPROVAL:**

1. MINOR SUBDIVISION WITH VARIANCES – APPROVED AT THE FEBRUARY 16, 2022 MEETING

| | |
|-------------------------------------|--------------------|
| EPIC MECHANICAL | BLOCK 1043 |
| ROBERT SHEA, ESQ. | LOT 472-478 |
| BRIAN MURPHY, PE | ZONE: GB-MF |
| DECEMBER 23, 2021 – DEEMED COMPLETE | AREA: 13,300 SQ FT |
| APRIL 22, 2022 – TIME TO ACT BY | 1801 ROUTE 35 N |
| FILE NO PB 21-047 ESCROW NO P01-748 | 3 LOTS |

2. PRELIMINARY & FINAL MAJOR SUBDIVISION WITH VARIANCES – APPROVED AT THE FEBRUARY 16, 2022 MEETING

| | |
|-------------------------------------|------------------------------|
| CHARLES KLEIN | BLOCK 318 & 319 |
| ROBERT SHEA, ESQ. | LOT 1 & 1 |
| MATHEW WILDER, PE | AREA: R-200 |
| DECEMBER 22, 2021 – DEEMED COMPLETE | ZONE: R-200 |
| APRIL 21, 2022 – TIME TO ACT BY | 2030 & 2040 WHITESVILLE ROAD |
| FILE NO PB 21-034 ESCROW NO P01-735 | 13 LOTS |

6) 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. MINOR SITE PLAN WITH VARIANCES – PUBLIC NOTICE REQUIRED

| | |
|--|--|
| SAM & PAUL DRYWALL SALVATORE ALFIERI, ESQ. IAN BORDEN, PE DECEMBER 23, 2021 – DEEMED COMPLETE APRIL 22, 2022 – TIME TO ACT BY FILE NO. PB 21-049 ESCROW NO P01-750 | BLOCK 2 LOTS 3080-3089 ZONE: I AREA: 4 ACRES 534 WHITESVILL ROAD BULK STORAGE |
|--|--|

2. MINOR SUBDIVISION WITH VARIANCES – PUBLIC NOTICE REQUIRED

| | |
|--|---|
| NABELL KHAN HARVEY YORK, ESQ. MATTHEW HOCKENBURY, PE NOVEMBER 22, 2021 – DEEMED COMPLETE MARCH 22M 2022 – TIME TO ACT BY FILE NO PB 21-041 ESCROW NO P01-742 | BLOCK 840 LOT 21 & 22 ZONE: R-40A AREA: 12,000 SQ FT 603 MCKINLEY AVE 3 LOTS |
|--|---|

3. MINOR SUBDIVISION WITH VARIANCES – PUBLIC NOTICE REQUIRED

| | |
|--|---|
| ESTATE OF THEODORE BARNETT HARVEY YORK, ESQ. MATTHEW HOCKENBURY, PE JANAURY 25, 2022 – DEEMED COMPLETE MAY 25, 2022 – TIME TO ACT BY FILE NO PB 21-054 ESCROW NO P01-755 | BLOCK 1097.54 LOT 59 & 60 ZONE: R-40W AREA: 5,760 SQ FT 410 EISENHOWER AVE. 2 LOTS |
|--|---|

4. PRELIMINARY & FINAL MAJOR SITE PLAN WITH VARIANCES – PUBLIC NOTICE REQUIRED

| | |
|---|--|
| DAN-D INC. HARVEY YORK, ESQ. DAVID WISOTSKY, PE NOVEMBER 19, 2021 – DEEMED COMPLETE MARCH 19, 2022 – TIME TO ACT BY FILE NO PB 21-045 ESCROW NO P01-746 | BLOCK 404 LOT 58.01 ZONE: HB AREA: 27.18 ACRES 2 ROUTE 37 WEST |
|---|--|

5. PRELIMINARY & FINAL MAJOR SUBDIVISION WITH VARIANCES – PUBLIC NOTICE REQUIRED

MARBLE ARCH HOMES
HARVEY YORK, ESQ.
BRIAN MURPHY, PE
JANUARY 4, 2022 – DEEMED COMPLETE
MAY 4, 2022- TIME TO ACT BY
FILE NO PB 21-050 ESCROW NO P01-751

BLOCK 410
LOT 25
ZONE: RHB-AH9
AREA: 22.48 ACRES
LAKEWOOD RD & CLAYTON AVE
4 LOTS

7) **CLOSE PUBLIC COMMENT**

8) **EXECUTIVE SESSION**

9) **ADJOURNMENT**

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

F:\PUBLIC\ENGINEERING & COMMUNITY DEVELOPMENT\PLANNING BOARD\AGENDAS\ 2022 AGENDAS\03 02 22 AGENDA