

TENTATIVE AGENDA FOR MONDAY, MARCH 22, 2021

SCHEDULE1368A

SUBDIVISIONS SUBMITTED FOR THE DEVELOPMENT REVIEW COMMITTEE MEETING OF THE MONMOUTH COUNTY PLANNING BOARD ON MONDAY, MARCH 22, 2021; CONTAINING 3 LOTS OR LESS.

NAME OF SUBDIVISION	MUNICIPALITY	FILE #	DATE REC'D	# OF LOTS	ACTION
Subdivision for Rock Solid Realty (NJ) Corp. Block 168 Lot 19.10 Fairfield Road	Howell Township	HW1425	03-05-21	2 (1 new)	
Subdivision for Michael Hammer Block 37 Lot 31.02 Oak Glen Road	Howell Township	HW1426	03-15-21	2 (1 new)	
Subdivision for Camelot at Marlboro Urban Renewal, LLC Block 132 Lot 18 State Highway 79	Marlboro Township	MR532A	03-09-21	2 (1 new)	
Subdivision for 684 Investors, LLC Block 53 Lots 16, 17, 18 & 19 Eighth Street	Union Beach Borough	UB309	03-05-21	2 (Lot Consolidation)	

**SCHEDULE1368B**

SUBDIVISIONS SUBMITTED FOR THE DEVELOPMENT REVIEW COMMITTEE MEETING OF THE MONMOUTH COUNTY PLANNING BOARD ON MONDAY, MARCH 22, 2021; CONTAINING 3 LOTS OR LESS ON A COUNTY ROAD.

NAME OF SUBDIVISION	MUNICIPALITY	FILE #	DATE REC'D	# OF LOTS	ACTION
Subdivision for The Place at Marlboro, LLC Blocks 148 / 149 Lots 31 / 16 <b>Tennent Road</b> <b>(County Route 3)</b>	Marlboro Township  (Proposed Use – Multi-Family Residential) (Total Area – 21.1 acres)	MR554 ROW3987 (also MRSP10092)	03-04-21	3 (1 new)	<b>PREVIOUS ACTION: REQUEST INFORMATION SEPTEMBER 14, 2020</b>

	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
Joseph Ettore						
James Giannell						
Marcy McMullen						
Dave Schmetterer						
Ray Bragg						
Charles Casagrande						
James Schatzle						

Subdivision for Allison McGoughran Block 5.02 Lots 19, 20, 21 & 22 <b>West Park Avenue</b> <b>(County Route 14)</b>	Ocean Township  (Proposed Use – Single Family Residential) (Total Area – 0.836 acres)	O611 ROW3996	03-01-21	3 (Lot Consolidation)	
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	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
Joseph Ettore						
James Giannell						
Marcy McMullen						
Dave Schmetterer						
Ray Bragg						
Charles Casagrande						
James Schatzle						

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NAME OF SUBDIVISION	MUNICIPALITY	FILE #	DATE REC'D	# OF LOTS	ACTION
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Subdivision for Bertram Riley, Jr & Samantha Riley Block 54 Lots 6 & 8	Tinton Falls Borough	TF524 ROW3997	03-11-21	2 (Lot Line Adjustment)	
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**Tinton Falls**  
**(County Route 537)**  
**County Bridge S-37**

(Proposed Use – Single Family Residential)  
(Total Area – 15.224 acres)

	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
Joseph Ettore						
James Giannell						
Marcy McMullen						
Dave Schmetterer						
Ray Bragg						
Charles Casagrande						
James Schatzie						

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SCHEDULE1368C

SUBDIVISIONS SUBMITTED FOR THE DEVELOPMENT REVIEW COMMITTEE MEETING OF THE MONMOUTH COUNTY PLANNING BOARD ON MONDAY, MARCH 22, 2021; CONTAINING MORE THAN 3 LOTS.

NAME OF SUBDIVISION	MUNICIPALITY	FILE #	DATE REC'D	# OF LOTS	ACTION
Subdivision for Chester Jackiewicz Blocks 272 / 273 Lots 1.01 / 3, 4 & 4.01 <b>Lower Main Street (County Route 516)</b>	Aberdeen Township  (Proposed Use – Single Family Residential) (Total Area – 1.236 acres)	ABTMJ779	03-01-21	4	<b>PREVIOUS ACTION: REQUEST INFORMATION DECEMBER 14, 2020</b>

	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
Joseph Ettore						
James Giannell						
Marcy McMullen						
Dave Schmetterer						
Ray Bragg						
Charles Casagrande						
James Schatzle						

Subdivision for NMB 501 Seventh Redeveco LLC & United Methodist Church of Belmar Block 74 Lot 1 Seventh Avenue	Belmar Borough  (Proposed Use – Single Family Residential) (Total Area – 0.516 acres)	BLMJ795	02-26-21	4	
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	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
Joseph Ettore						
James Giannell						
Marcy McMullen						
Dave Schmetterer						
Ray Bragg						
Charles Casagrande						
James Schatzle						

NAME OF SUBDIVISION	MUNICIPALITY	FILE #	DATE REC'D	# OF LOTS	ACTION
Subdivision for McDermott and Son, LLC Block 120 Lot 9.01 East Fourth Street	Howell Township  (Proposed Use – Single Family Residential) (Total Area – 1.147 acres)	HWMJ794	02-23-21	6	

	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
Joseph Ettore						
James Giannell						
Marcy McMullen						
Dave Schmetterer						
Ray Bragg						
Charles Casagrande						
James Schatzle						

SCHEDULE1368D

SITE PLANS SUBMITTED FOR THE DEVELOPMENT REVIEW COMMITTEE MEETING OF THE MONMOUTH COUNTY PLANNING BOARD ON MONDAY, MARCH 22, 2021.

NAME OF SITE PLAN	MUNICIPALITY	FILE #	DATE REC'D	ACTION
Site Plan for Freehold Township School District Block 84 Lot 9 <b>Elton Adelphia Road (County Route 524)</b>	Freehold Township	FRTSP84B	03-11-21	(Proposed – Parking Improvements at existing elementary school) (Total Site Area – 9.145 acres) (Impervious Area – 1.782 acres existing - <u>0.042 acres proposed</u> 1.740 acres total)

	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
Joseph Ettore						
James Giannell						
Marcy McMullen						
Dave Schmetterer						
Ray Bragg						
Charles Casagrande						
James Schatzle						

Site Plan for RW Real Estate, LLC Block 6 Lot 30 US Highway 9	Freehold Township	FRTSP10143	02-23-21	(Proposed – New 11,120 sq. ft. auto dealership service center) (Total Site Area – 10.59 acres) (Impervious Area – 1.548 acres new proposed)
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	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
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Ray Bragg						
Charles Casagrande						
James Schatzle						

NAME OF SITE PLAN	MUNICIPALITY	FILE #	DATE REC'D	ACTION
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Site Plan for Car Ave Realty, LLC Block 11 Lots 4, 5, 6 & 7 <b>Carr Avenue (County Route 56)</b>	Keansburg Borough	KSSP10146	02-26-21	(Proposed – New mixed-use – 6465 sq. ft. retail and 50 residential units) (Total Site Area – 0.57 acres) (Impervious Area – 0.531 acres new proposed)
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	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
Joseph Ettore						
James Giannell						
Marcy McMullen						
Dave Schmetterer						
Ray Bragg						
Charles Casagrande						
James Schatzle						

Site Plan for James LoBiondo Block 470 Lots 3 and 4.01 <b>Atlantic Avenue (County Route 29)</b>	Long Branch City	LBSP10151	03-11-21	(Proposed - 4-unit Multi-Family Residential) (Total Site Area – 0.268 acres) (Impervious Area – 0.155 acres new proposed)
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Joe Barris						
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Marcy McMullen						
Dave Schmetterer						
Ray Bragg						
Charles Casagrande						
James Schatzle						

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NAME OF SITE PLAN	MUNICIPALITY	FILE #	DATE REC'D	ACTION
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Site Plan for 175 Chelsea Avenue, LLC Block 278 Lot 2 Chelsea Avenue	Long Branch City	LBSP10154	03-17-21	<b>CANR</b>
(Proposed – New 33-unit multi-family residential) (Total Site Area – 0.851 acres) (Impervious Area – 0.528 acres new proposed)				

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Site Plan for Joseph Skeba Block 74 Lot 23.02 Smithburg Road (County Route 527A) County Bridge MS-74A	Manalapan Township	MNSP9786	03-02-21	<b>PREVIOUS ACTION: REQUEST INFORMATION NOVEMBER 23, 2020</b>
(Proposed – New 952,721 sq. ft. warehouse with 344 parking spaces) (Total Site Area – 97.54 acres) (Impervious Area – 51.50 acres new proposed)				

	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
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Charles Casagrande						
James Schatzle						

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Site Plan for Mercer Realty Partners, LLC Block 79.02 Lots 4.01, 4.02 & 7 State Route 33	Manalapan Township	MNSP10147	03-08-21	
(Proposed – New 232,920 sq. ft. office/warehouse with 138 parking spaces) (Total Site Area – 26.747 acres) (Impervious Area – 10.2 acres new proposed)				

	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
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James Schatzle						

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NAME OF SITE PLAN	MUNICIPALITY	FILE #	DATE REC'D	ACTION
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Site Plan for 45 Route 520, LLC Block 268 Lots 67, 68 & 69 <b>Newman Springs Road                  (County Route 520)</b>	Marlboro Township  (Proposed – New 24,116 sq. ft. office building at existing site) (Total Site Area – 2.79 acres) (Impervious Area – 0.798 acres existing + 0.882 acres proposed 1.680 acres total)	MRSP9734A	02-16-21	Waiver Request <b>PREVIOUS ACTION:                  REQUEST INFORMATION                  DECEMBER 14, 2020</b>
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Joe Barris						
Joseph Ettore						
James Giannell						
Marcy McMullen						
Dave Schmetterer						
Ray Bragg						
Charles Casagrande						
James Schatzle						

Site Plan for The Place at Marlboro, LLC Blocks 148 / 149 Lots 31 / 16 <b>Tennent Road                  (County Route 3)</b>	Marlboro Township  (Proposed - 258-unit Multi-Family Residential) (Total Site Area – 21.1 acres) (Impervious Area – 8.229 acres new proposed)	MRSP10092 (also MR554 ROW3987)	02-24-21	<b>PREVIOUS ACTION:                  REQUEST INFORMATION                  SEPTEMBER 14, 2020</b>
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Joe Barris						
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James Schatzle						

NAME OF SITE PLAN	MUNICIPALITY	FILE #	DATE REC'D	ACTION
Site Plan for Somerset Development, LLC Block 110 Lot p/o 1 (1.01, 1.02 & 1.03) Signal Avenue	Oceanport Borough	OPSP10135	02-25-21	
	(Proposed – New 180-unit multi-family residential) (Total Site Area – 15.37 acres) (Impervious Area – 10.49 acres new proposed)			

	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
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Ray Bragg						
Charles Casagrande						
James Schatzle						

Site Plan for Micro-Air Realty, LLC Block 23 Lot 8.02 Allentown-Red Valley Road (County Route 526)	Upper Freehold Township	UFTSP10148	03-08-21	
	(Proposed – New 2300 sq. ft. addition at existing manufacturing site) (Total Site Area – 1.28 acres) (Impervious Area – 0.717 acres existing - <u>0.025 acres proposed</u> 0.692 acres total)			

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Joe Barris						
Joseph Ettore						
James Giannell						
Marcy McMullen						
Dave Schmetterer						
Ray Bragg						
Charles Casagrande						
James Schatzle						

SCHEDULE1368E

APPLICATIONS SUBMITTED WHICH HAVE BEEN DETERMINED TO BE INCOMPLETE BY STAFF

NAME OF APPLICANT	MUNICIPALITY	FILE #	DATE REC'D	DATE INCOMPLETE
Site Plan for Ashbel Associates Block 119 Lot 16 Texas & Greenwood Roads	Marlboro Township	MRSP10145	02-24-21	03-08-21
	(Proposed Use – 120-unit multi-family residential) (Total Site Area – 34.78 acres) (Impervious Area – 3.47 acres new proposed)			