

Tentative Agenda for December 9, 2024
SCHEDULE 1457A

Monmouth County Development Review Committee
Monday, December 9, 2024

Exempt Subdivisions
Three (3) lots or less; no new or County Road

APPLICATION	MUNICIPALITY	FILE #	DATE REC'D	# OF LOTS	ACTION
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SCHEDULE 1457B

Monmouth County Development Review Committee
 Monday, December 9, 2024

Exempt Site Plans
 No impact, <1.0 acre of new impervious surface

APPLICATION	MUNICIPALITY	FILE #	DATE REC'D	ACTION
Site Plan for G7B LLC Block 242.02 Lots 1 ,2 ,3 & 3.01 Highway 35	Hazlet (Proposed Use - 7 Brew Hazlet) (Total Area – 0.62 acres) (Impervious – 0.07 acres existing) <u>-0.05 acres proposed</u> 0.02 acres total	HZSP10637	12-3-24	County Approval Not Required

SCHEDULE 1457C

Monmouth County Development Review Committee
 Monday, December 9, 2024

Minor Subdivision
 Three (3) lots or less on a county road

APPLICATION	MUNICIPALITY	FILE #	DATE REC'D	# OF LOTS	ACTION
Subdivision for Juned Qazi Block 299 Lots 186 & 187 Tennent Road (County Route 3) County Bridge ML-20	Marlboro	MRSB883	11-13-24	2	Request Information 8-12-24
(Proposed Use – Lot Line Adjustment and Access Road to Lot 186) (Total Area – 7 acres)					

	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
Joseph Ettore						
Marcy McMullen						
Dave Schmetterer						
Judy Martinelly						
James Schatzle						

Subdivision for True Life Church Block 973 Lots 6 & 7 Herbertsville Road (County Route 549)	Wall	WSB904 (Also WSP10635)	11-22-24	2	
(Proposed Use – Religious Use) (Total Area – 27.49 acres)					

	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
Joseph Ettore						
Marcy McMullen						
Dave Schmetterer						
Judy Martinelly						
James Schatzle						

SCHEDULE 1457D

Monmouth County Development Review Committee
 Monday, December 9, 2024

Major Subdivision
 Four (4) or more lots

APPLICATION	MUNICIPALITY	FILE #	DATE REC'D	# OF LOTS	ACTION
Subdivision for Block 1002 Lot 75, LLC Block 1002 Lot 75 Nut Swamp Road (County Route 12)	Middletown	MDMJ721	12-3-24	6	Waiver Request/ Final Approval 12-22-21
(Proposed Use – Single Family Residential) (Total Area – 7.52 acres)					

	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
Joseph Ettore						
Marcy McMullen						
Dave Schmetterer						
Judy Martinelly						
James Schatzle						

Subdivision for 66 Moore Street Corp. Blocks 460/461 Lots 2,3,4,5/7,8,9,10 Hillside Avenue	Middletown	MDSB905	11-22-24	4	
(Proposed Use – Single Family Residential) (Total Area – 1.03 acres)					

	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
Joseph Ettore						
Marcy McMullen						
Dave Schmetterer						
Judy Martinelly						
James Schatzle						

SCHEDULE 1457E

Monmouth County Development Review Committee
Monday, December 9, 2024

Site Plans
County impact or >1.0 acre of new impervious surface

APPLICATION	MUNICIPALITY	FILE #	DATE REC'D	ACTION
Site Plan for 8-10 Paragon, LLC Block 72.11 Lots 1.05, 1.06 Halls Mill Road (County Route 55) Bridge # F24, F25	Freehold Township	FRTSP8221A (Also – FRTSP8221)	11-13-24	Request Information 9-23-24
(Proposed Use – 70,280 sq.ft.- Warehouse) (Total Site Area – 10.10 acres) (Impervious Area – 4.143 acres new proposed)				

Site Plan for Christ Church of Howell, Inc. Block 66 Lot 36.17 Oak Glen Road	Howell	HWSP6643B (Also: HWSP6643A)	11-15-24	Request Information 12-11-23
(Proposed Use – House of Worship) (Total Area – 27.387 acres) (Impervious – 1.822 acres existing) <u> +1.698 acres proposed</u> 1.520 acres total				

	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
Joseph Ettore						
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Dave Schmetterer						
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James Schatzle						

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Site Plans
County impact or >1.0 acre of new impervious surface

APPLICATION	MUNICIPALITY	FILE #	DATE REC'D	ACTION
Site Plan for Ronald & Susan Springer Block 51 Lot 54 Lakewood-Farmingdale Road (County Route 547) (County Bridge HL-51)	Howell	HWSP10598	11-20-24	Waiver Request/ Request Information 10-15-24
	(Proposed Use – Farm) (Total Area – 14.80) (Impervious – 13.97 acres existing) <u>0 acres proposed</u> 13.97 acres total			

	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
Joseph Ettore						
Marcy McMullen						
Dave Schmetterer						
Judy Martinelly						
James Schatzle						

Site Plan for Adventure Crossing Block 3001 Lot 1 Monmouth Road (County Route 537)	Jackson	JSP9720 (Phase 3 & 4)	12-2-24	Request Information 10-24-22
	(Proposed – New sports complex with recreation facilities, hotels, restaurants and convenience store with fuel) (Total Site Area – 90.02 acres) (Impervious Area – 36.01 acres new proposed)			

	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
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Site Plans
County impact or >1.0 acre of new impervious surface

APPLICATION	MUNICIPALITY	FILE #	DATE REC'D	ACTION
Site Plan for Hindu American Temple & Cultural Center, Inc. Block 147 Lot 17.01 Wooleytown Road	Marlboro	MRSP10542	12-2-24	Incomplete 11-18-24
(Proposed Use – Place of Worship) (Total Area – 37.70 acres) (Impervious – 7.86 acres total)				

	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
Joseph Ettore						
Marcy McMullen						
Dave Schmetterer						
Judy Martinelly						
James Schatzle						

Site Plan for Hexa Builders Block 11 Lot 19 Perrineville Road (County Route 571)	Millstone	MSSP10259	10-4-24	Request Information 10-28-24
(Proposed Use – Residential) (Total area – 36.49 acres) (Impervious – 0.768 acres existing) + 8.656 acres proposed 9.424 acres total				

	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
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Site Plans
 County impact or >1.0 acre of new impervious surface

APPLICATION	MUNICIPALITY	FILE #	DATE REC'D	ACTION
Site Plan for Triangle Tinton Falls, LLC Block 128.03 Lots 29.01, 31, 39.01 Asbury Ave. (County Route 16)	Tinton Falls	TFSP10632	11-15-24	

(Proposed Use – Commercial)
 (Total Area - 3.0 acres)
 (Impervious – 0.95 acres new proposed)

	Offered By	Seconded	Affirmative	Negative	Abstain	Absent
Joe Barris						
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Judy Martinelly						
James Schatzle						

SCHEDULE 1457F

Monmouth County Development Review Committee
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Applications deemed incomplete by staff

APPLICATION	MUNICIPALITY	FILE #	DATE REC'D	ACTION
Site Plan for Charleston Beach, LLC Block 65 Lot 11 Main Street	Belmar (Proposed Use – Retail Apartments) (Total Area – 0.17 acres) (Impervious – 1.47 acres existing) <u>-1.34 acres proposed</u> 0.13 acres total	BLSP10636	11-26-24	Incomplete
Site Plan for 60 Bay Ave. Highlands, LLC Block 42 Lot 1 Bay Ave. (County Route 8)	Highlands (Proposed Use – Multi-Family – 1 proposed dwelling unit (4 existing) (Total Area – 0.15 acres) (Impervious – 0.05 acres existing) <u>+0.05 acres proposed</u> 0.11 acres total	HSP10591	12-5-24	Incomplete/ Request Information 9-23-24
Subdivision for 756 Holding, LLC Block 903 Lots 2 & 6 W. Bangs Ave. (County Route 17)	Neptune (Proposed Use – Single Family Residential) (Total Area – 3.68 acres)	NSB906	12-3-24	11(Lots) Incomplete
Site Plan for Louchuck, LLC Block 35 Lot 4.02 Monmouth Road (County Route 537)	Upper Freehold Township (Proposed Use – 19, 662 sq. ft. Warehouse/Office) (Total Site Area – 2.43 acres) (Impervious Area – 0.25 acre existing) <u>+0.94 acre proposed</u> 1.19acres total	UFTSP10379	12-5-24	Incomplete/ Conditional Approval 11-4-24