**MEETING OF THE**

**SEA BRIGHT PLANNING/ZONING BOARD**

**TUESDAY, April 25, 2017**

**7:30 P.M.**

**\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_**

**1. FLAG SALUTE:**

**2. Opening Statement:** The Borough of Sea Bright, in compliance with the Open Public Meetings Act has provided the time, date and location of this meeting to at least two designated newspapers, published same in the Asbury Park Press, the official newspaper, filed it with the clerk and posted notice on the bulletin board in the Borough Office.

**3. ROLL CALL:**

Cashmore \_\_\_\_\_ Cunningham \_\_\_\_\_ DiGulio \_\_\_\_\_ DeSio\_\_\_\_\_

Leckstein \_\_\_\_Long\_\_\_\_\_ Schwartz\_\_\_\_\_ Nott\_\_\_\_\_ Smith\_\_\_\_

Duffy (Alt#1)\_\_\_\_ McGinley (Alt#2)\_\_\_\_

**4. MEMORILIZATION OF RESOLUTION:**

**ASPEN DEVELOPMENT PARTNERS, LLC**

**9 ATLANTIC WAY**

**BLOCK 29 LOT 6**

Site Plan Approval and variance relief to elevate existing home, construct a new top floor, construct a rear deck, construct a front deck and potential construction of other site improvements.

Motion: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_Second: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Vote:

Cashmore \_\_\_\_\_ Cunningham \_\_\_\_\_ DiGulio \_\_\_\_\_ DeSio\_\_\_\_\_

Leckstein \_\_\_\_Long\_\_\_\_\_ Schwartz\_\_\_\_\_ Nott\_\_\_\_\_ Smith\_\_\_\_

Duffy (Alt#1)\_\_\_\_ McGinley (Alt#2)\_\_\_\_

**5. MEMORILIZATION OF RESOLUTION:**

**CHRISTOPHER MORLEY & MICHELE CAPANO MORLEY**

**14 VIA RIPA**

**BLOCK 32 LOT 15**

Applicant is seeking variance approval for the construction of a new home.

Motion: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_Second: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Vote:

Cashmore \_\_\_\_\_ Cunningham \_\_\_\_\_ DiGulio \_\_\_\_\_ DeSio\_\_\_\_\_

Leckstein \_\_\_\_Long\_\_\_\_\_ Schwartz\_\_\_\_\_ Nott\_\_\_\_\_ Smith\_\_\_\_

Duffy (Alt#1)\_\_\_\_ McGinley (Alt#2)\_\_\_\_

**6. COLE SEA BRIGHT LLC**

**26 NEW STREETS**

**BLOCK 12 LOT 13**

**This application was carried from February 25, 2017**

The applicant is seeking approval to permit the demolition of the existing storm damaged structure and the construction of a new flood compliant home. 130-C minimum lot area, minimum lot width, front yard setbacks, side yard setbacks, proposed building coverage and lot coverage.

Motion: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_Second: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Vote:

Cashmore \_\_\_\_\_ Cunningham \_\_\_\_\_ DiGulio \_\_\_\_\_ DeSio\_\_\_\_\_

Leckstein \_\_\_\_Long\_\_\_\_\_ Schwartz\_\_\_\_\_ Nott\_\_\_\_\_ Smith\_\_\_\_

Duffy (Alt#1)\_\_\_\_ McGinley (Alt#2)\_\_\_\_

**7. CONDEMNATION REDEVELOPMENT INVESTIGATION REPORT**

This investigation report has been prepared to determine whether properties within multiple portions of the Borough of Sea Bright (“Study Area”) meet the statutory criteria for designating it as an “area in need of redevelopment” with condemnation pursuant to the Local Redevelopment and Housing Law, P.L. 1992, Chapter 79 (“LRHL”). This study was authorized by the Governing Body of the Borough of Sea Bright and was prepared for the Borough’s Planning Board.

The overall Study Area consists of the following properties:

• “Shrewsbury River Properties.” This sub-area, along the Shrewsbury River in the western-central section of the Borough, consists of Block 13, Lots 13, 14, 15, 18, 20, 21, and 22; Block 14, Lots 12 and 14; and Block 15, Lots 5, 8, 10, 11, and 12. A mixture of vacant land, unoccupied structures and light industrial buildings characterize the area.

Motion: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_Second: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Vote:

Cashmore \_\_\_\_\_ Cunningham \_\_\_\_\_ DiGulio \_\_\_\_\_ DeSio\_\_\_\_\_

Leckstein \_\_\_\_Long\_\_\_\_\_ Schwartz\_\_\_\_\_ Nott\_\_\_\_\_ Smith\_\_\_\_

Duffy (Alt#1)\_\_\_\_ McGinley (Alt#2)\_\_\_\_

**8. ADJOURNMENT:**

Motion to Adjourn: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_Second:\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Time: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_P.M.\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_