

MEETING AGENDA
SEA BRIGHT PLANNING/ZONING BOARD

Tuesday, January 26, 2021
7:30 PM

1. CALL TO ORDER and FLAG SALUTE

2. ADMINISTRATIVE MATTERS

a. Opening Statement:

This meeting will be conducted by electronic means in accordance with the "Senator Byron M. Baer Open Public Meetings Act" of 2020, which explicitly permits a public body to conduct a meeting electronically during a state of emergency. Governor Murphy issued Executive Orders 103 and 107 declaring a "Public Health Emergency and State of Emergency" and directing residents to quarantine and practice social distancing.

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 notice with the Borough Clerk and posted notice in the Borough Office and on the Borough website.

b. Attendance Roll Call:

Ms. Bills	Councilman Leckstein
Mr. Cashmore	Mr. Nott
Mr. Cunningham	Mr. Smith
Ms. DeGiulio	Ms. Gorman, Alt. #1
Mr. DeSio	Mr. Schwartz, Alt. #2
Mayor Kelly	

c. Approval of 12/8/20 and 1/12/21 Minutes

3. ITEMS OF BUSINESS

a. Memorialization of Resolution

PBZB 2020-18

Eoin and Rebecca Duane

10 Church Street, Block 13, Lot 33 (R-3 zone)

Bulk variances to raise the home, add balconies, and extend back bedroom

b. Capital Review

New Cingular Wireless PCS, LLC ("AT&T")

Communications/Cell Tower

Wayne Street/Ocean Avenue

Bl.20, L.7 and Bl 23, L. 2.01 and 2.02

c. Application carried from 12/8/20

PBZB No. 2020-14

The Break at Sea Bright, LLC

1080 Ocean Avenue, Bl. 15, L. 3

Preliminary and Final Site Plan approval, Waiver of Site Plan approval, Use (D height) variance, and bulk variance approval to build a 4-story mixed use building

4. ANY OTHER BUSINESS THAT MAY COME BEFORE THE BOARD

5. CLOSING ITEMS

- a. Announcement of the next SBPBZB Meeting: February 9, 2021, 7:30 p.m.
- b. Meeting Adjournment

Candace B. Mitchell, Secretary

VIRTUAL MEETING ACCESS AND PARTICIPATION INSTRUCTIONS

The Sea Bright Planning/Zoning Board is utilizing the GoToMeeting service to conduct regular meetings in compliance with the New Jersey Open Public Meetings Act.

Planning/Zoning Board Meeting
Tue, Jan 26, 2021 7:30 PM - 10:00 PM (EST)

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APPLICATION MATERIALS ACCESS

To access application materials, including plans, please go to the municipal website, www.seabrightnj.org, Unified Planning Board in left menu, Agendas and Minutes page, Supporting Documentation section.

Any member of the public wishing to present a document during the meeting should email a digital copy to the Board Secretary at cmitchell@seabrightnj.org by January 26, 2021. Members of the public will have an opportunity to be heard and to present evidence during the hearing. Any questions can be directed to the Planning/Zoning Board Secretary, Candace Mitchell, 732-842-0099, Ext. 123. Please leave a voicemail if no answer or send email to cmitchell@seabrightnj.org