

**UPDATED MEETING AGENDA  
SEA BRIGHT PLANNING/ZONING BOARD**

Tuesday, May 28, 2024, 7:30 PM

This meeting will be held in person in the  
Mayor Dina Long Community Room, 1097 Ocean Avenue, 3rd floor

**1. CALL TO ORDER**

**2. FLAG SALUTE**

**3. OPEN PUBLIC MEETINGS STATEMENT**

Good evening, Ladies and Gentlemen,

This Meeting Is Now Called to Order. The Borough of Sea Bright, in compliance with the Open Public Meetings Act, has provided adequate notice of the time, date, and location of this meeting to the Asbury Park Press and Two River Times, filed notice with the Borough Clerk, and posted notice in the Borough Office and on the Borough website. This Meeting Is Open to The Public.

**4. ADMINISTRATIVE MATTERS**

**a. Attendance Roll Call**

Peggy Bills	Stephen Cashmore
C. Lance Cunningham	David DeSio
Mayor Brian Kelly	Frank Lawrence
Cm. Marc. A. Leckstein	Mark Zelina
Jon Schwartz, Alt. #1	Faith Lefkort, Alt. #2

**b. Approval of May 14, 2024 Meeting Minutes**

**5. BOARD BUSINESS**

**a. Memorialization of Resolution**

**Application No. 2019-001 Resubmission for administrative change**  
Sea Bright School, LLC (formerly River Street Realty, LLC)

**b. Application No. 2024-06**

**MSA Architects – Tammy Caron**  
Christopher Pultorak, owner  
504 Ocean Avenue, Bl. 30, L. 2 (R-2 zone)  
Seeking bulk variance approval to add an indoor elevator

**c. Application No. 2024-04** (asking to be carried further)

Frank Camuso, LP and Vince Sciortino  
14 South Way, Bl. 30, L. 63 (R-2 zone)  
Seeking use variance approval for expansion of a pre-existing non-conforming use for a second floor addition to existing accessory dwelling

**6. GENERAL PUBLIC COMMENTS**

**7. ANY OTHER BUSINESS THAT MAY COME BEFORE THE BOARD**

Board review and recommendations for a new stormwater control ordinance to replace 02-2021

**8. CLOSING ITEMS**

- a. Announcement of the next Board Meeting: June 11, 2024, 7:30 p.m.
- b. Meeting Adjournment

Candace B. Mitchell, Secretary