

**RESOLUTION OF THE SEA BRIGHT PLANNING/ZONING BOARD
GRANTING EXTENSION OF SITE PLAN AND BULK VARIANCE APPROVAL
RE: Cole Sea Bright, LLC
26 New Street
Block 12 Lot 13
Sea Bright, New Jersey**

WHEREAS, by Resolution memorialized on May 9, 2017, the Planning/Zoning Board of Sea Bright (the “Board”) granted Site Plan and Bulk Variance approval for property known as Block 12, Lot 13 on the Tax Map of the Borough of Sea Bright, also known as 26 New Street to demolish the existing storm damaged home and construct a new flood compliant single family home; and

WHEREAS, although the Applicant has been anxious to proceed, there were issues with an overhead power line which affected the project; and

WHEREAS, the Applicant has been working with JCP&L to resolve the issue of relocating the power line and has requested an extension of the approval to allow for the outstanding issues to be resolved with JCP&L; and

WHEREAS, additional issues and complications associated with the prevailing public COVID-19 Pandemic, and Governmental Restrictions and Limitations associated therewith (including a Construction Moratorium), the necessity for demolition and removal of an existing structure, have led to the Applicant’s need for an extension; and

WHEREAS, the Board was concerned that the property was not being properly maintained and created an eyesore; and

WHEREAS, the Applicant carried its request for several months, during which it tended to the maintenance issues and took appropriate steps to make the property more aesthetically pleasing; and

WHEREAS, the Board was satisfied with the steps taken and the assurance of continued maintenance and upkeep of the property.

NOW, THEREFORE, BE IT RESOLVED by the Planning/Zoning Board of the Borough of Sea Bright that it does hereby grant an extension of approval for a period of two (2) years from May 9, 2019 to May 9, 2021, subject to the following conditions:

GENERAL CONDITIONS

1. The applicant shall continue payment of all real estate taxes applicable to the property and payment of all outstanding and future fees and escrow charges, posting of all performance guarantees, if any, in connection with the review of this application prior to and subsequent to the approval of this application.

2. All conditions of the original approval shall remain in full force and effect.

4. All stipulations agreed to on the record, by the applicant.

5. The Applicant shall continue to maintain the property in at least the current condition.

BE IT FURTHER RESOLVED that this Resolution memorializes the action taken by the Planning/Zoning Board at its meeting of December 8, 2020; and

BE IT FURTHER RESOLVED that the Board Secretary is hereby authorized and directed to cause a certified copy of this Resolution to be sent to the Applicant, the Borough Clerk, the engineer and the zoning officer and to make same available to all other interested parties and to cause notice of this Resolution to be published in the official newspaper at the Applicant's expense.

I certify the foregoing to be a true copy of a Resolution by the Sea Bright Planning/Zoning Board memorialized on January 12, 2021.

Candace B. Mitchell
Candace Mitchell, Secretary
Sea Bright Planning/Zoning Board

Adopted on a roll call on a motion by Boardmember Councilman Leckstein and Seconded by Boardmember Elizabeth DeGiulio

Roll call vote:

Bills – Aye, Cashmore – Aye, Cunningham – Aye,

DeGiulio – Aye, DeSio – Aye, Kelly – Abstain,

Leckstein – Aye, Nott – Absent, Smith - Abstain,

Gorman – Abstain, Schwartz – Abstain

C. Lance Cunningham

C. Lance Cunningham, Chairman
Sea Bright Planning/Zoning Board