

August 18, 2016

**AGENDA**

**Regular Meeting** of the **Hazlet Township Land Use Board** held at \_\_\_\_\_ p.m.

**Salute** to the flag and moment of silent prayer called by \_\_\_\_\_.

**Open Public Meetings Act & Emergency Fire Exits:**

In Compliance with the "Open Public Meetings Act" of the State of New Jersey, adequate notice of this meeting of the Land Use Board scheduled for August 18, 2016 was provided in the following manner:

- (A) On January 13, 2016 advance written notice of this meeting was posted at: 1766 Union Avenue, Hazlet, New Jersey.
- (B) On January 13, 2016 advance written notice of this meeting was forwarded to the Asbury Park Press.

**FIRE EXITS** are located in the directions I am indicating:

To my right is an Exit that leads to a hallway and directly to the front and rear of the building, down the staircase and outside.

Farther down at the end of the left and right side of this room are doors which lead directly to the main staircases and elevator to the first floor and out the front door.

If you are alerted for fire, please move in a calm and orderly manner to the nearest exit.

In Case of Fire Do Not Use the Elevator. Thank you.

**ROLL CALL**

**PRESENT**

**ABSENT**

Mr. Byrne	_____	_____
Mr. Glackin	_____	_____
Mr. Lavan	_____	_____
Mr. Tyler	_____	_____
Mr. Solomeno	_____	_____
Mr. Vignola	_____	_____
Mr. Rooke	_____	_____
Deputy Mayor Kiley	_____	_____
Mayor Aagre	_____	_____
Alt #1 Mr. Mann	_____	_____
Alt #2 Mr. Moore	_____	_____
Alt #3 Mr. Grossman	_____	_____
Alt #4 Mr. Sanfilippo	_____	_____

**Professionals:**

Mr. Vella, Esq.	_____	_____
Mr. Otto, CME Associates	_____	_____
Mrs. Keegan	_____	_____

**MOTION:** To approve the minutes of the Regular Meeting of August 4, 2016.

**Offered By:** \_\_\_\_\_ **Seconded By:** \_\_\_\_\_

<b><u>ROLL CALL</u></b>	<b><u>YES</u></b>	<b><u>NO</u></b>	<b><u>AB</u></b>
Mr. Byrne	_____	_____	_____
Mr. Glackin	_____	_____	_____
Mr. Lavan	_____	_____	_____
Mr. Tyler	_____	_____	_____
Mr. Solomeno	_____	_____	_____
Mr. Vignola	_____	_____	_____
Mr. Rooke	_____	_____	_____
Deputy Mayor Kiley	_____	_____	_____
Mayor Aagre	_____	_____	_____
Alt #1 Mr.Mann	_____	_____	_____
Alt #2 Mr. Moore	_____	_____	_____
Alt #3 Mr. Grossman	_____	_____	_____
Alt #4 Mr. Sanfilippo	_____	_____	_____

**Memorialization Case #16-08L:** Hoffman, 28 Annapolis Drive- Block 188, Lot 19, R-70 zone. Applicant was granted variance relief on 7/7/16 to: 1) add a 15.5' x 31.5' rear addition, 2) convert garage into living space, 3) add a level, 4) add a 2' x 13.5' front covered entryway, 5) side entryway with roof and landing, 6) retain existing driveway, 7) retain existing concrete pad.

**Offered By:** \_\_\_\_\_ **Seconded By:** \_\_\_\_\_

<b><u>ROLL CALL</u></b>	<b><u>YES</u></b>	<b><u>NO</u></b>	<b><u>AB</u></b>
Mr. Byrne	_____	_____	_____
Mr. Glackin	_____	_____	_____
Mr. Lavan	_____	_____	_____
Mr. Tyler	_____	_____	_____
Mr. Solomeno	_____	_____	_____
Mr. Vignola	_____	_____	_____

Mr. Rooke	_____	_____	_____
Deputy Mayor Kiley	_____	_____	_____
Mayor Aagre	_____	_____	_____
Alt #1 Mr.Mann	_____	_____	_____
Alt #2 Mr. Moore	_____	_____	_____
Alt #3 Mr. Grossman	_____	_____	_____
Alt #4 Mr. Sanfilippo	_____	_____	_____

**Memorialization Case # 16-03L:** Stewart, 440 Middle Rd. Block 194.04, Lot 25 and part of Lot 26, R-100 zone. Applicant was granted Minor Subdivision approval on 7/21/16 to divide property into two lots (25.01 & 25.02).

**Offered By:** \_\_\_\_\_ **Seconded By:** \_\_\_\_\_

<b><u>ROLL CALL</u></b>	<b><u>YES</u></b>	<b><u>NO</u></b>	<b><u>AB</u></b>
Mr. Byrne	_____	_____	_____
Mr. Glackin	_____	_____	_____
Mr. Lavan	_____	_____	_____
Mr. Tyler	_____	_____	_____
Mr. Solomeno	_____	_____	_____
Mr. Vignola	_____	_____	_____
Mr. Rooke	_____	_____	_____
Deputy Mayor Kiley	_____	_____	_____
Mayor Aagre	_____	_____	_____
Alt #1 Mr.Mann	_____	_____	_____
Alt #2 Mr. Moore	_____	_____	_____
Alt #3 Mr. Grossman	_____	_____	_____
Alt #4 Mr. Sanfilippo	_____	_____	_____

**New Case #16-11L:** Wells, 13 Molly Pitcher Drive; Block 194.01, Lot 56, R-100 zone. Applicant is seeking to construct a 16' x 13'4" two story side addition. Requesting a 25 ft. combined side yard setback where 35 ft. is required.

**Offered By:** \_\_\_\_\_ **Seconded By:** \_\_\_\_\_

<b><u>ROLL CALL</u></b>	<b><u>YES</u></b>	<b><u>NO</u></b>	<b><u>AB</u></b>
Mr. Byrne	_____	_____	_____
Mr. Glackin	_____	_____	_____
Mr. Lavan	_____	_____	_____
Mr. Tyler	_____	_____	_____

Mr. Solomeno	_____	_____	_____
Mr. Vignola	_____	_____	_____
Mr. Rooke	_____	_____	_____
Deputy Mayor Kiley	_____	_____	_____
Mayor Aagre	_____	_____	_____
Alt #1 Mr.Mann	_____	_____	_____
Alt #2 Mr. Moore	_____	_____	_____
Alt #3 Mr. Grossman	_____	_____	_____
Alt #4 Mr. Sanfilippo	_____	_____	_____

**New Case #16-10L:** Evergreen Builders, 130 Sixth Street; Block 13, Lots 20 & 21, R-70 zone. Applicant is seeking permission to construct a single family dwelling with front covered porch and rear deck on undersized lot. Seeking variances for a 5,000 sq. ft. lot where 7,000 sq. ft. is required; 50 ft. lot width where 70 ft. is required and 50 ft. lot frontage where 70 ft. is required.

**Offered By:** \_\_\_\_\_ **Seconded By:** \_\_\_\_\_

<b><u>ROLL CALL</u></b>	<b><u>YES</u></b>	<b><u>NO</u></b>	<b><u>AB</u></b>
Mr. Byrne	_____	_____	_____
Mr. Glackin	_____	_____	_____
Mr. Lavan	_____	_____	_____
Mr. Tyler	_____	_____	_____
Mr. Solomeno	_____	_____	_____
Mr. Vignola	_____	_____	_____
Mr. Rooke	_____	_____	_____
Deputy Mayor Kiley	_____	_____	_____
Mayor Aagre	_____	_____	_____
Alt #1 Mr.Mann	_____	_____	_____
Alt #2 Mr. Moore	_____	_____	_____
Alt #3 Mr. Grossman	_____	_____	_____
Alt #4 Mr. Sanfilippo	_____	_____	_____

**New case # 16-12L:** Naples, 40 Fleetwood Drive; Block 192.02, Lot 7, R-70 zone. Applicant is seeking permission to construct a 6' x 20' front covered porch. Seeking a 20.7 ft. front yard setback where 25 ft. is required.

**Offered By:** \_\_\_\_\_ **Seconded By:** \_\_\_\_\_

**ROLL CALL**

**YES**

**NO**

**AB**

Mr. Byrne	_____	_____	_____
Mr. Glackin	_____	_____	_____
Mr. Lavan	_____	_____	_____
Mr. Tyler	_____	_____	_____
Mr. Solomeno	_____	_____	_____
Mr. Vignola	_____	_____	_____
Mr. Rooke	_____	_____	_____
Deputy Mayor Kiley	_____	_____	_____
Mayor Aagre	_____	_____	_____
Alt #1 Mr.Mann	_____	_____	_____
Alt #2 Mr. Moore	_____	_____	_____
Alt #3 Mr. Grossman	_____	_____	_____
Alt #4 Mr. Sanfilippo	_____	_____	_____

**New case #16-01L:** Saker Shop Rites, Inc., 3120 State Highway 35, Block 233, Lot 1, BH zone. Applicant proposes parking lot improvements consisting of: widening driveway and sidewalks, adding curbs and relocating several curb islands, handicap and regular parking spaces as well as adding handicap crosswalks. Applicant is seeking a waiver from site plan requirements.

**Offered By:** \_\_\_\_\_

**Seconded By:** \_\_\_\_\_

**ROLL CALL**

**YES**

**NO**

**AB**

Mr. Byrne	_____	_____	_____
Mr. Glackin	_____	_____	_____
Mr. Lavan	_____	_____	_____
Mr. Tyler	_____	_____	_____
Mr. Solomeno	_____	_____	_____
Mr. Vignola	_____	_____	_____
Mr. Rooke	_____	_____	_____
Deputy Mayor Kiley	_____	_____	_____
Mayor Aagre	_____	_____	_____
Alt #1 Mr. Mann	_____	_____	_____
Alt #2 Mr. Moore	_____	_____	_____
Alt #3 Mr. Grossman	_____	_____	_____
Alt #4 Mr. Sanfilippo	_____	_____	_____

**New case # 16-07L:** Oakview Development Corp-Rolling Hill Estates, Middle Road, Block 194.04, Lot 24, R-100 zone. Applicant is seeking preliminary and final major subdivision approval to subdivide an existing 3.94 acre lot into 8 single family residential lots and one stormwater management lot. No variances sought, several design and submission waivers requested. Site is approximately 100 ft. from intersection of Middle Road and Seminole Drive, access will be provided via a newly created street.

**Offered By:** \_\_\_\_\_ **Seconded By:** \_\_\_\_\_

<b><u>ROLL CALL</u></b>	<b><u>YES</u></b>	<b><u>NO</u></b>	<b><u>AB</u></b>
Mr. Byrne	_____	_____	_____
Mr. Glackin	_____	_____	_____
Mr. Lavan	_____	_____	_____
Mr. Tyler	_____	_____	_____
Mr. Solomeno	_____	_____	_____
Mr. Vignola	_____	_____	_____
Mr. Rooke	_____	_____	_____
Deputy Mayor Kiley	_____	_____	_____
Mayor Aagre	_____	_____	_____
Alt #1 Mr. Mann	_____	_____	_____
Alt #2 Mr. Moore	_____	_____	_____
Alt #3 Mr. Grossman	_____	_____	_____
Alt #4 Mr. Sanfilippo	_____	_____	_____

**Citizen Hearing:**

**Offered By:** \_\_\_\_\_ **Seconded By:** \_\_\_\_\_

**VOICE VOTE:** \_\_\_\_\_

**Motion to Adjourn:**

**Offered By:** \_\_\_\_\_ **Seconded By:** \_\_\_\_\_

**VOICE VOTE:** \_\_\_\_\_

**Next Meeting: September 1, 2016**  
**Respectfully submitted: Laura McPeck**