



**Historic Preservation Commission
REGULAR MEETING
Tuesday, October 13, 2020
To be Held Remotely Via Zoom**

This regular meeting of the Historic Preservation Commission will be taking place remotely via ZOOM and will commence at 7:00 PM at which time you may appear via Zoom and present any objection or questions you may have at the appropriate time. There will be no individuals present at the Municipal Building due to current COVID-19 rules and regulations. Instructions on how to access the meeting via Zoom are listed below:

Public Access to Zoom Meeting

To access the virtual hearing, you must join the ZOOM meeting. To access the ZOOM meeting, you will need access to computer with internet access and/or dial in through a mobile or land line phone to log into the meeting. To join the ZOOM meeting, click on the link below and type in the Meeting ID and Password. You will join the meeting and be able to listen and view the evidence shared on the screen at the meeting.

Zoom Meeting Information

Topic: Historic Preservation Commission Regular Meeting of October 13, 2020

Time: Oct 13, 2020 07:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/83134381553?pwd=ZzJkQzVLM1d5ZlA5ZkFyWVhEYkx6Zz09>

Meeting ID: 831 3438 1553

Passcode: 659276

One tap mobile

+16465588656,,83134381553#,,,,,0#,,659276# US (New York)

+13126266799,,83134381553#,,,,,0#,,659276# US (Chicago)

Dial by your location

+1 646 558 8656 US (New York)

+1 312 626 6799 US (Chicago)

+1 301 715 8592 US (Germantown)

+1 346 248 7799 US (Houston)

+1 669 900 9128 US (San Jose)

+1 253 215 8782 US (Tacoma)

Meeting ID: 831 3438 1553

Passcode: 659276

Find your local number: <https://us02web.zoom.us/j/83134381553>

Public Participation in Zoom Meeting

You will be able to participate when the Commission Chairperson opens the meeting to the public for the public participation portion of the meeting at the end of testimony for each of the applicants and/or their professionals' for you to ask questions and/or cross examine these witnesses and make statements. The Commission Chairperson will limit public comments to 5 minutes per person. If you have information or exhibits you wish to be considered and entered into the record, you will have to e-mail them to the Commission Secretary awalby@neptunetownship.org in advance of the meeting so they may be marked into evidence. For those who are in opposition of the proposal, you have the right to obtain an attorney to represent you, although this is not a requirement.



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Public Access to Application Files

You will be able to access the application files that are shown in the meeting via the Neptune Township Website found on this page: <http://neptunetownship.org/agendas-minutes/historic-preservation-commission>.

Alternate Access to Application Files

If you are unable to access the information for the application via computer, or need assistance in logging on or using this technology, you may contact the Commission Secretary, Alison Walby, at 732-988-5200 Ext. 236 or awalby@neptunetownship.org. If you would like to view the files in person, you may schedule an appointment with the Commission Secretary. If you wish a particular file be e-mailed or mailed to you, you must request that with 72 hours advanced notice.

If you have any questions concerning any of the above, you may contact the Commission Secretary, Kristie Dickert, at 732-988-5200 Ext. 236 or awalby@neptunetownship.org.

“The notice requirements of R.S.10-14-8, “Open Meetings Act” has been satisfied by the publication of the required advertisement in the Asbury Park Press, filing a copy of the notice with the Municipal Clerk, and posting a copy of the notice on the board in the Municipal Complex, and on the Township website www.neptunetownship.org.

The procedure for the conduct of the meeting is as follows:

Each applicant will be sworn in and give a description of their proposal. Commissioners will then question the applicant and make suggestions and/or comments regarding the proposal. At the direction of the Chair, the public portion will open for questions regarding the proposal or project before the Commission. At that point, we ask that the public raise their virtual and/or physical hand to be recognized by the Chair. You will be asked for your name and address for the record and be sworn in. The Chair has the right to limit the public to one five minute session per application. At the completion of the public portion Mr. Steven Tombalakian, Attorney for the Commission, will review the conditions, suggestions and/or approvals prior to the acceptance or denial of the proposal.

The membership of the Historic Preservation Commission will end all matters no later than 10:30 PM, with no new testimony or new applications beginning after 10:00 PM. The minutes of these proceedings are being electronically recorded and the compact disc will be on file at the HPC Office for review. We ask for the cooperation of the public in limiting any unnecessary noise by muting your microphone before and after the public participation portion of the meeting.”

FLAG SALUTE AND MEETING CALLED TO ORDER & ROLL CALL

MacMorris, Douglas	_____	Wierzbinsky, Joseph	_____	Steen, Leonard	_____
Rudell, Jeffery	_____	McKeon, Douglas	_____	Heinlein, Lucinda	_____
Shaffer, Jenny	_____	Henderson, Linda	_____	Osepchuk, Deborah	_____

ALSO PRESENT

Steven Tombalakian, Esq. – Attorney for the Commission

PRIVILEGE OF THE FLOOR/OPEN PUBLIC DISCUSSION



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APPLICATIONS FOR REVIEW

1. Application HPD2020-001 for 107 Broadway also known as Block 241 Lot 8

Applicant: Andrea Fitzpatrick – Owner: Aliaksandr Beliankou

Description of Work: Reading of Finding of Fact for Partial Demolition

MacMorris, Douglas	_____	Wierzbinsky, Joseph	_____	Steen, Leonard	_____
Rudell, Jeffery	_____	McKeon, Douglas	_____	Heinlein, Lucinda	_____
Shaffer, Jenny	_____	Henderson, Linda	_____	Osepchuk, Deborah	_____

2. Application HPC2020-161 for 107 Broadway also known as Block 241 Lot 8

Applicant: Andrea Fitzpatrick – Owner: Aliaksandr Beliankou

Description of Work: AC Unit, Addition, Columns, Doors, Exterior, Alterations, Gutters/Leaders, Outdoor Shower, Porch, Railings, Roof, Siding, Stairs, Walkway, Windows

MacMorris, Douglas	_____	Wierzbinsky, Joseph	_____	Steen, Leonard	_____
Rudell, Jeffery	_____	McKeon, Douglas	_____	Heinlein, Lucinda	_____
Shaffer, Jenny	_____	Henderson, Linda	_____	Osepchuk, Deborah	_____

3. Application HPC2020-172 for 90 Mt Zion Way also known as Block 131 Lot 1

Applicant: Geoff & Mary Ellen Doyle – Owners: Same

Description of Work: Paint

MacMorris, Douglas	_____	Wierzbinsky, Joseph	_____	Steen, Leonard	_____
Rudell, Jeffery	_____	McKeon, Douglas	_____	Heinlein, Lucinda	_____
Shaffer, Jenny	_____	Henderson, Linda	_____	Osepchuk, Deborah	_____

4. Application HPC2020-176 for 59 Kingsley Place, also known as Block 111 Lot 11

Applicant: Michael & Bahija Cleary – Owners: Same

Description of Work: Skylight

MacMorris, Douglas	_____	Wierzbinsky, Joseph	_____	Steen, Leonard	_____
Rudell, Jeffery	_____	McKeon, Douglas	_____	Heinlein, Lucinda	_____
Shaffer, Jenny	_____	Henderson, Linda	_____	Osepchuk, Deborah	_____

5. Application HPC2020-052 for 48 Cookman Ave, also known as Block 265 Lot 7

Applicant: Janice & Robert Breen

Description of Work: Columns, Door, Lattice, Ornamentation, Piers, Porch, Siding, Stairs, Walkway

MacMorris, Douglas	_____	Wierzbinsky, Joseph	_____	Steen, Leonard	_____
Rudell, Jeffery	_____	McKeon, Douglas	_____	Heinlein, Lucinda	_____
Shaffer, Jenny	_____	Henderson, Linda	_____	Osepchuk, Deborah	_____

6. Application HPC2020-174 for 86 Main Avenue, also known as Block 207 Lot 4

Applicant: Gorge Riano – Owners: Timothy Glutting & Ann Garzone

Description of Work: Roof

MacMorris, Douglas	_____	Wierzbinsky, Joseph	_____	Steen, Leonard	_____
Rudell, Jeffery	_____	McKeon, Douglas	_____	Heinlein, Lucinda	_____
Shaffer, Jenny	_____	Henderson, Linda	_____	Osepchuk, Deborah	_____



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ADMINISTRATIVE APPROVALS (August 24, 2020- September 28, 2020)

<u>Cert. of Appropriateness</u>	<u>Parcel Data</u>	<u>Block</u>	<u>Lot</u>	<u>Type of Work II</u>
HPC2020-171	79 Mt Hermon Way	150	6	Windows
HPC2020-170	50 Main Ave	209	3	Sign
HPC2020-169	88 Lawrence Ave	201	103	Fence/Gate
HPC2020-168	128 Cookman Ave	259	6	Roof
HPC2020-166	21-23 Pilgrim Pathway	118	4	Siding
HPC2020-165	107 Heck Ave	205	8	AC Unit
HPC2020-164	77 Heck Ave	208	13	Fence, Gate, Walkway
HPC2020-163	83 Main Ave	162	9	Roof
HPC2020-162	16 Spray Ave	102	2	Columns/Railings
HPC2020-160	20 Pitman Ave	146	2	Railings
HPC2020-158	27 Bath Ave	113	14	Windows
HPC2020-156	40 Pitman Ave	147	2	Roof
HPC2020-178	125 Clark Ave	260	11	Roof
HPC2020-060	92 Embury Ave	224	6	Windows
HPC2020-177	44 Ocean Pathway	130	2	Columns

DISCUSSION ITEMS (None)

RESOLUTIONS TO ME MEMORIALIZED:

- Application HPD2020-001 for 107 Broadway Ave LLC also known as Block 241 Lot 8**

Motion made by:

MacMorris, Douglas ___
 Rudell, Jeffery ___
 Shaffer, Jenny ___

Seconded by:

Wierzbinsky, Joseph ___
 McKeon, Douglas ___
 Henderson, Linda ___
 Steen, Leonard ___
 Heinlein, Lucinda ___
 Osepchuk, Deborah ___

ADJOURNMENT:

Next scheduled meeting will be our regularly meeting on Tuesday, November 10, 2020 which may also take place via ZOOM. Please check our website for any updates regarding meeting location and/or meeting access as the links, meeting passwords, and meeting ID's will change for each meeting that is held via ZOOM.