



Resolution Log

2011 Board of Adjustment

<u>ZBA 2011/</u>	<u>Applicant Property Location</u>	<u>Block Lot</u>	<u>Decision of the Board & Memo. Date</u>
11/01	Election of Chairperson	N/A	
11/02	Election of First Vice Chair	N/A	
11/03	Election of Second Vice Chair	N/A	
11/04	Appointment of Board Attorney	N/A	Monica C. Kowalski, Esq.
11/05	Appointment of Professional Engineer	N/A	Matt Shafai, P.E.
11/06	Appointment of Professional Planner	N/A	Martin Truscott, PP
11/07	Designation of Newspaper	N/A	Asbury Park Press & The New Coaster
11/08	Establish Dates, Time & Location of Regular Meetings	N/A	See Schedule
11/09	Robert Smith & Pamela Best 638 South Riverside Drive	Blk 401 Lot 6	Bulk Variance
11/10	22 Ocean Pathway Holding LLC 22 Ocean Path, Ocean Grove	Blk 24 Lot 486	Stipulation of Settlement Dismissal with Prejudice



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1. ZBA #11/01 Election of Chairperson

Roger Eichenour, offered the name of **Robin Price** for the position of chair,
No additional names were offered. Motion moved and second by James Gilligan
Ms. Price accepts the position

Those who voted yes – R. Eichenour, J. Gilligan, T. Healy, J. Sears, R. Price
alternates P. Dunlap, B. Burns, Wm. Johnson Absent – B. Bascom, C. Suarez

2. ZBA #11/02 Election of First Vice Chair

James Gilligan offered the name of **Roger Eichenour** for the position of first vice chair,
No additional names were offered Motion moved and second by Thomas Healy
Mr. Eichenour accepts the position

Those who voted yes – R. Eichenour, J. Gilligan, T. Healy, J. Sears, R. Price
alternates P. Dunlap, B. Burns, Wm. Johnson Absent – B. Bascom, C. Suarez

3. ZBA #11/03 Election of Second Vice Chair

Robin Price offered the name of **James Gilligan** for the position of second vice chair,
No additional names were offered Motion moved and second by Roger Eichenour
Mr. Gilligan accepts the position.

Those who voted yes – R. Eichenour, J. Gilligan, T. Healy, J. Sears, R. Price
alternates P. Dunlap, B. Burns, Wm. Johnson Absent – B. Bascom, C. Suarez

4. ZBA #11/04 Appointment of Board Attorney

Decision is based on the review of the “Sub-Committee” who reviewed all bid proposals submitted
to the Municipal Clerk.

James Gilligan offered the name of **Monica C. Kowalski** for the position of board attorney.
Motion moved and second by Joe Sears

Those who voted yes – R. Eichenour, J. Gilligan, T. Healy, J. Sears, R. Price
alternates P. Dunlap, B. Burns, Wm. Johnson Absent – B. Bascom, C. Suarez

5. ZBA #11/05 Appointment of Board of Adjustment Engineer

Decision is based on the review of the “Sub-Committee” who reviewed all bid proposals submitted
to the Municipal Clerk.

Roger Eichenour offered the name of **Matt Shafai of the office of Leon S. Avakian LLC**
for the position of Professional Engineer to the board.

Motion moved and second by – Joe Sears

Those who voted yes – R. Eichenour, J. Gilligan, T. Healy, J. Sears, R. Price
alternates P. Dunlap, B. Burns, Wm. Johnson Absent – B. Bascom, C. Suarez

6. ZBA #11/06 Confirm the appointment of the Board of Adjustment Planner

Decision is based on the review of the “Sub-Committee” who reviewed all bid proposals submitted
to the Municipal Clerk.

James Gilligan offered the name of **Martin Truscott, PE of T & M Associates Inc**
for the position of Professional Planner,

Those who voted yes – R. Eichenour, J. Gilligan, T. Healy, J. Sears, R. Price
alternates P. Dunlap, B. Burns, Wm. Johnson Absent – B. Bascom, C. Suarez

7. ZBA #11/07 Confirm the designation of newspapers to be used by the Public and the Board of Adjustment for public/legal notices.

Confirm the designation of newspapers to be used by the public and the Board for publication of legal notices.

The newspapers designated are the Asbury Park Press and the New Coaster, it is opinion of the Township Committee that the Asbury Park Press has the greatly likelihood of informing the public within the jurisdictional area of this board.

James Gilligan offered to confirm the designation of newspapers to be used for public and legal notices by the Board and the public.

Motion moved and second by Thomas Healy

8. ZBA #11/08 Confirm the proposed regular and special hearing dates, designate commencement time, location of hearings. See proposed calendar attached.

Joe Sears offered to confirm the regular and special hearing dates, designate commencement time, and location of hearings.

Motion moved and second by – Thomas Healy

Those who voted yes – R. Eichenour, J. Gilligan, T. Healy, J. Sears, R. Price
alternates P. Dunlap, B. Burns, Wm. Johnson Absent – B. Bascom, C. Suarez

Calendar for 2011

Re-Organization January 12, 2011

February 2nd, 2011

March 16th, 2011

April 6th, 2011

May 4th, 2011

June 1st, 2011

July 6th, 2011

August 3rd, 2011

September 7th, 2011

October 5th, 2011

November 2nd, 2011

December 7th, 2011

Special or additional meeting when deemed necessary

February 16th, 2011

April 20th, 2011

May 18th, 2011

June 15th, 2011

July 20th, 2011

August 17th, 2011

September 21st, 2011

October 19th, 2011

Re-organization January 11, 2012

Hearing will begin at 7:30 PM sharp. Hearings will be conducted, at the Neptune Municipal Complex 2nd floor Meeting Room, 25 Neptune Blvd, Neptune NJ.

Motion offered by Joe Sears Motion moved and second to accept dates as listed Thomas Healy Those who voted yes – R. Eichenour, J. Gilligan, T. Healy, J. Sears, R. Price

Alternates P. Dunlap, B. Burns, Wm. Johnson Absent – B. Bascom, C. Suarez

<u>ZBA 2011/</u>	<u>Applicant Property Location</u>	<u>Block Lot</u>	<u>Decision of the Board & Date Memo.</u>
11/09	Robert Smith & Pamela Best 638 South Riverside Drive	Blk 401 Lot 6	Bulk Variance Adopted 2-2-2011 memorialized 3-16-2011
11/10	22 Ocean Pathway Holdings LLC 22 Ocean Pathway Ocean Grove	Blk 24 Lot 486	Stipulation of Settlement & Dismissal with Prejudice Adopted and memorialized 3-16-2011
11/11	Guerdy Ganthier 2 Hillview Drive	Blk 7003 Lot 1	Bulk Variance Adopted 3-16-11 & memorialized 4-6-11
11/12	Neptune Marina LLC [John Toth] 201 So. Concourse Drive	Blk 558 Lot 1.13	Conditional Use Site Plan Adopted 3-16-11 & memorialized 4-6-11

Approval granted to allow the construction of a in-ground pool in a front/side yard, with a 10' setback from the side yard & 73.5' from the front yard lot line. Concrete walkway around the proposed pool is presented, 6' from the nearest property line with pool filtering equipment being moved to the rear yard area, further a 4' high fence in the front yard area, if placed shall be included in the drawings & shall meet the 50% open fence requirement. There shall be NO deck constructed, Owner is granted a side yard setback variance.

Neptune Township Zoning Board of Adjustment has read the attached "Stipulation of Settlement & Dismissal with Prejudice and does hereby memorialize the terms of the Settlement by Resolution. The ZBA understands that the matter, for purposed of the 2009-2010 application was Administratively Dismissed for "Failure to Notice" but than an agreement has been reached between the parties as to the Zoning Determination of the property which is within the control of the Twp of Neptune and in resolving the Zoning Determination of the property, all other issues regarding the property have been amicably resolved.

Granted a variance for a 6 foot closed vinyl fence in a front/side yard area as long as same remains at the current location on the subject property.

Winter boat storage shall be allowed with the following conditions no boat shall be placed in storage until Nov 1st and removed by May 15th of each calendar year; smaller storage area [lot] is where jet ski's will be stored on top of their respective trailer [shall be deemed 1 item] NO repairs/maintenance shall be conducted at the facility [shall be a condition for storage]; security camera shall be installed within 90 day of memorialization; stacking to max light, air and open space.