

TOWNSHIP OF OCEAN
PLANNING BOARD
REGULAR MEETING
July 7, 2011

Meeting began at 7:00 PM

The meeting of the Township of Ocean's Planning Board was held on the above date and time. The meeting was called to order.

Pledge of Allegiance

STATEMENT: Pursuant to the provisions of the New Jersey Open Public Meetings Act, sending copies of the notice of the meeting properly provided adequate notice of the meeting to the Press of Atlantic City and the Asbury Park Press. Notice was posted on the bulletin board in the Administration Building.

ROLL CALL

Members Present: Anepete, Avellino, Bynoe, Eckert, Knowles, Lachawiec, Sneddon, Sweeney, Tredy, Bonamassa

Members Absent: James

Professionals Present: Steve Yost.

Chairman Anepete asked for a motion to take action on the minutes of the Regular Meeting of June 2, 2011. Mr. Sneddon made the motion to approve the minutes. Mrs. Sweeney seconded the motion. Roll Call: (aye) Sneddon, Sweeney, Avellino, Bynoe, Eckert, Knowles, Lachawiec, Bonamassa, Anepete, Tredy.

Chairman Anepete asked for a motion to take action on the voucher list. Mr. Bynoe made the motion to approve the vouchers. Mr. Avellino seconded the motion. Roll Call: (aye) Bynoe, Avellino, Eckert, Knowles, Lachawiec, Sneddon, Sweeney, Tredy, Bonamassa, Anepete.

Correspondence is available in the board office for anyone wishing to view.

BOARD COMMENTS

Chairman Anepete spoke regarding a letter he received a copy of from Mr. Patterson. Secretary read the letter into the record in it's entirety. Mayor Lachawiec spoke regarding a meeting he had with the County, Fire and Police Departments and School District. The county made adjustments to the satisfaction of all parties. A paving block will be put down where grass grows through so that official vehicles can go through and there will be signage only allowing official vehicles through. Railroad Avenue will be closed to regular traffic. Secretary will draft an acknowledgement to be signed by the Chairman of Mr. Patterson's letter.

OLD BUSINESS

Resolution 17-11-PB for MSC Enterprises, Amended Final Major Subdivision, Block 57, Lot 13 (now Lots 13.01-13.06), Morey Place Road, Docket No. 06-10-PB.

A motion was made by Mr. Eckert to approve the resolution. The motion was seconded by Mrs. Sweeney. Roll call: (aye) Eckert, Sweeney, Avellino, Bynoe, Knowles, Sneddon, Bonamassa, Anepete.

Bayfront Marina & Yacht Basin, Preliminary and Final Major Site Plan, Block 181.01, Lot 7, Docket No. 07-10-PB.

A letter was submitted by Mr. Pagano's office requesting that this application be carried. Mr. Yost spoke regarding this application. Prior to this application there was a threshold issue as to whether or not we could hear the application because of the arrears of taxes and we have an ordinance that requires applicants to be in compliance and current with taxes in order for the board to hear an application. The applicant had filed a bankruptcy proceeding in Federal Court and asked for relief from that ordinance and the judge felt the board should hear the application. Applications fees were paid, just not tax arrearages. As a result of Mr. Yost appearing in that court, he is continuing to get paperwork regarding filings from bankruptcy court. A notice was received from the bankruptcy court stating that the court had dismissed the case. Therefore, the order that required us to hear the application is no longer in effect, so the ordinance comes back into play. Mr. Pagano was notified and he was aware and had advised the applicant. Currently they would like to carry the application to have the applicant make an attempt to possibly bring in another entity to possibly help him with the taxes at which point he would be able to continue.

The board discussed the application and what protections the applicant currently has. Mr. Eckert made a motion to carry the application until the next meeting. Mr. Avellino seconded the motion. Roll call: (aye) Eckert, Avellino, Bynoe, Knowles, Lachawiec, Sneddon, Sweeney, Tredy, Bonamassa.

NEW BUSINESS

Seeing None.

The board had a brief discussion on what may be coming before the board in the near future.

A motion was made by Mr. Avellino to open to the public, seconded by Mr. Eckert. All in favor: (aye).

PUBLIC COMMENT OPEN

Seeing None.

Mr. Sneddon made a motion to close to the public, seconded by Mr. Avellino. All in favor: (aye).

PUBLIC COMMENT CLOSED

Mr. Yost formally announced that Bayfront Grille application will be carried until next month's meeting.

A motion was made by Mr. Sneddon, seconded by Mrs. Sweeney to move into closed session. Roll call: (aye) Sneddon, Sweeney, Avellino, Bynoe, Eckert, Knowles, Lachawiec, Tredy, Bonamassa, Anepete.

CLOSED SESSION

A motion was made by Mr. Eckert, seconded by Mrs. Sweeney to return to open session. All in favor: (aye).

OPEN SESSION

Chairman Anepete announced that no motions were needed as per our discussions in Closed Session. A motion to adjourn was made by Mr. Bynoe, seconded by Mr. Knowles. All in favor: (aye).

Meeting was adjourned at 8:10 P.M.

Respectfully submitted,

Beth O'Connor
Secretary