

**Planning Board Meeting 6-7-2018**

**TOWNSHIP OF OCEAN  
Planning Board  
June 7, 2018**

**7:00 P.M.**

**FLAG SALUTE**

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

The meeting of the Planning Board was held on the above date and time; Vice Chair Don Lippincott called the meeting to order.

**ROLL CALL**

Members Present	Robert Beck	Nick Bonamassa	William Edwards
	Paul Kavka	Donald Lippincott	Ben LoParo
	John Petrosilli	Aaron Shapiro	

Members Absent: Dan Collamer, Michael Roche, William Sneddon

Professionals Present: Steven E Yost, Esq- Haines and Yost  
Steve Schreiber, T&M Associates

**APPROVAL OF MINUTES:**

Aaron Shapiro made a motion to approve the minutes of the May 3, 2018 and Bob Beck seconded them. Roll Call. (Ayes) Shapiro, Beck, Kavka, Lippincott

**APPROVAL OF BILLS:**

Aaron Shapiro made a motion to approve the bills and Ben LoParo seconded it. Roll Call (Ayes) Shapiro, LoParo, Beck, Bonamassa, Edwards, Kavka, Lippincott, Petrosilli

**CORRESPONDENCE: ATTACHED LIST**

## **Planning Board Meeting 6-7-2018**

### **RESOLUTIONS:**

RESOLUTION No. 2018-04-PB

Danielle Elley

1208 Borealis Court, Forked River, NJ

Block 186, Lot 8, 91 Illinois Avenue

Time Extension for a Minor Subdivision

- Aaron Shapiro made a motion to accept the resolution Robert Beck seconded it. Roll Call (Ayes) Shapiro, Beck, Lippincott

### **OLD BUSINESS – NONE**

### **NEW BUSINESS**

Docket Number 02-18-PB

Lorraine Green

10 Grand Bay Harbor Drive, Waretown, NJ

Minor Subdivision at

85 Illinois Avenue

Block 186, Lot 5

Paul Kavka stated that he needed to recuse himself as to the fact that he is a neighbor of this property.

Lorraine Green was sworn in by Attorney Yost.

Lorraine Green stated that she would like to subdivide the property known as 85 Illinois Avenue. She is looking for a few months to remove the sheds. She stated that she will have an estate sale and when the contents are gone, she will destroy the smaller shed. The new shed will either be sold, or give to a family member. It was stated that she could have 190 days to remove the shed. It was stated that the entrance driveway will be from Adriatic Avenue.

Engineer Schreiber went over his letter of March 9, 2018.

- Whoever builds on new lot will be held to the grading requirements and setbacks.
- Both lots will conform to the ordinance
- Tax accessor approval of Block and Lot numbering
- Sheds will be removed or relocated
- Photographs

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Applicant brought photos forward and they were marked for exhibits into evidence.  
Attorney Yost stated:

- P-1 - Subdivision Plan proposed Block 186, Lot 5.01, 86 Adriatic Avenue (Proposed Address) Shows rear of 85 Illinois Avenue house. Photos taken about two weeks ago.
- P-2- Subdivision Plan proposed Block 186, Lot 5.02, 85 Illinois Avenue ( Current house front on Illinois Avenue)
- P-3 - Yard from the rear of the house looking towards Illinois Avenue
- P-4 - Left side of the property Adriatic Avenue – fence part
- P-5 - Looking at the property at 85 Illinois from next door property which is 87 Illinois Avenue
- P-6 - Number 83 Illinois to the left of number 85 Illinois Avenue

Chairman asked if there were any other comments from the Board, seeing none he then asked if there were any public comments – NONE

Chairman asked for a motion.

Bill Edwards made a motion to approve the Subdivision. Aaron Shapiro seconded it.  
Roll Call (Ayes) Edwards, Shapiro, Beck, Bonamassa, LoParo, Petrosilli, Lippincott.

Tom Sherman from the audience asked to speak. He said he has been in town for 14 years and thanked the committee for their work.

Aaron Shapiro made a motion to close and all were in favor.

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Meeting Adjourned at 7:24 P.M.

Respectfully Submitted

Laurie Clune  
Recording Secretary  
LC/ld