



**Historic Preservation Commission  
Regular Meeting Minutes  
Tuesday, September 8, 2015 7:00 PM  
Municipal Complex, 25 Neptune Blvd  
Twp Committee Room (2<sup>nd</sup> Fl), Neptune NJ 07753**

**ROLL CALL AND FLAG SALUTE MEETING CALLED TO ORDER**

Meeting called to order by Deborah Osepchuk at 7:07 pm. Mrs. Osepchuk read the notice of compliance with the New Jersey Open Public Meetings Act and indicated that appropriate notice was forwarded to the officially designated newspaper Asbury Park Press and the New Coaster, 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 the Township website [www.neptunetownship.org](http://www.neptunetownship.org).

**ATTENDANCE**

**Present:** Kennedy Buckley, Cathleen Crandall, Lucinda Heinlein, Deborah Ospechuk, Stephanie Ann Carr

**Absent:** Jenny Shaffer, Leonard Steen, Christopher Flynn and Donna Spencer

**ALSO PRESENT:** Eugene Melody III, ESQ and Torro Reporting, LLC

**PUBLIC DISCUSSION**

No public discussions.

**APPLICATIONS AND RESOLUTIONS MEMORIALIZED:**

1. A motion was made by Mr. Buckley to memorialize **2015-043 RESOLUTION FOR BLOCK 102 LOT 3 ALSO KNOWN AS 14 SPRAY**. The motion was seconded and passed.
2. A motion was made by Mr. Buckley to memorialize **2015-048 RESOLUTION FOR BLOCK 207 LOT 2 ALSO KNOWN AS 88 MAIN AVENUE (DENIED)**. The motion was seconded and passed.
3. A motion was made by Mr. Buckley to memorialize **2015-044 RESOLUTION FOR BLOCK 270 LOT 6 ALSO KNOWN AS 108 CLARK AVENUE**. The motion was seconded and passed.
4. A motion was made by Mr. Buckley to memorialize **2015-045 RESOLUTION FOR BLOCK 245 LOT 16 ALSO KNOWN AS 53 BROADWAY**. The motion was seconded and passed.
5. A motion was made by Mr. Buckley to memorialize **2015-046 RESOLUTION FOR BLOCK 270 LOT 3 ALSO KNOWN AS 112 CLARK AVE**. The motion was seconded and passed.
6. A motion was made by Mr. Buckley to memorialize **2015-047 RESOLUTION FOR BLOCK 142 LOT 4 ALSO KNOWN AS 29 PILGRIM PATHWAY**. The motion was seconded and passed.

<u>App No.</u>	<u>Block</u>	<u>Lot</u>	<u>Address</u>	<u>Description of Work</u>
2015-144	226	10	64 Embury Avenue	Siding Replacement
2015-145	284	5	82 Stockton Avenue	Roof Repair
2015-151	279	9	81 Stockton Avenue	Porch Repairs
2015-153	202	2	144 Main Avenue	Window Replacement
2015-157	279	12	89 Stockton Avenue	Porch Repairs
2015-159	102	3	14 Spray Avenue	AC Unit
2015-160	145	7	9 Pitman Avenue	Roof Repair

A motion was made by Ms. Carr to memorialize at he administratively approved application. The motion was seconded and passed.



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**APPLICATION(S) REVIEWED:**

1. **Christine & Tad Niedzielski**  
HPC Application 2015-022  
130 Broadway – Block 254 Lot 5  
A motion was made by Mrs. Heinlein to adopt the findings of fact for the proposed demolition. The motion was seconded and passed.
2. **Ocean Grove Camp Meeting Assoc.**  
HPC Application 2015-164  
21-23 Pilgrim Pathway (Mt Zion Way) – Block 118 Lot 4  
A motion was made Mrs. Heinlein to approved the application and plans as submitted with one deviation. The motion was seconded and passed.
3. **Robert & Paula Balzer/Mark Pavliv, AIA**  
HPC Application 2015-047  
72 Abbott Avenue – Block 244 Lot 4  
A motion was made by Mrs. Heinlein to approved the application as presented. The motion was seconded and passed. This application was bifurcated, the brink patio in the front yard was not approved along with the application.
4. **Weston Street, LLC/Jack Green Construction**  
HPC Application 2015-100  
96 Clark Avenue – Block 269 Lot 4  
A motion was made by Ms. Crandall to approve the application as presented. The motion was seconded and passed.
5. **Jack Green/Shore Point Architecture**  
HPC Application 2015-113  
39 Pilgrim Pathway – Block 149 Lot 10  
A motion was made by Mrs. Heinlein to approve the application as presented. The motion was seconded and passed.
6. **Amira Yunis & Dudley Hancox/Darren Vickery, Architect**  
HPC Application 2015-107  
11 Ocean Pathway – Block 115 Lot 4  
A motion was made by Ms. Carr to approve the application with deviations. The subject application was bifurcated. The siding replacement, dormer windows, door style, lattice, and basement windows were not approved at this meeting.
7. **Ramon Lima/Shore Point Architecture**  
HPC Application 2015-111  
16 Pitman Avenue – Block 146 Lot 4  
A motion was made by Mrs. Heinlein to approve the application as presented. The motion was seconded and passed.
8. **Eric Robin Mitchell/Shore Point Architecture**  
HPC Application 2015-112  
136 Lake Avenue – Block 136 Lot 1  
A motion was made by Mrs. Heinlein to approve the application as presented. The motion was seconded and passed.



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**DISCUSSIONS ITEMS**

7. Open Violation
8. Guideline Revisions and Procedures
9. Schedule Special Hearings
10. Other/Correspondences
  - i. A discussion was held in reference to PB Application No. 15-05 for block 201 Lot 1.01 also known as 70 So. Main Street. A motion was made by Ms. Carr to send a resolution to the Board stating they have no objections. The motion was seconded and passed.

**ADJOURNMENT**

A motion was made by Stephanie Ann Carr adjourn the meeting at 10:30 pm, the motion was seconded by Cathleen Crandall. All members in favor.  
Minutes submitted by Dawn Crozier, Secretary