



**Historic Preservation Commission  
Special Meeting Minutes  
Monday, November 17, 2014 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 7:00 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.

**ATTENDANCE**

Kennedy Buckley	<u>    P    </u>	Jenny Shaffer	<u>    A    </u>
Cathleen Crandall	<u>    P    </u>	Leonard Steen (VC)	<u>    P    </u>
Lucinda Heinlein (VC)	<u>    P    </u>	Stephanie Ann Carr	<u>    P    </u>
Deborah Osepchuk (Chairperson)	<u>    P    </u>	Christopher Flynn Alt 1	<u>    A    </u>
		Donna Spencer Alt 2	<u>    A    </u>

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

**OPEN PUBLIC DISCUSSION**

No public discussions were held.

**APPLICATION REVIEWED:**

- a. Michael Calleo**  
**HPC Application # 2014-211**  
**5 ½ Broadway**  
**Description of Work: Initial Hearing for Demolition**

Introduction of Application to the Commission and public;  
The application was introduced to the Commission and the public by Ms. Osepchuk.

Administration of Oath to Applicant and any witnesses.  
The Applicant and Applicant’s Architect, Mr. Stephen Carlidge, AIA, was sworn in by the Jersey Shore Reporter.

Marking of any exhibits inclusive of the application and expert reports:  
The following items were marked as exhibits:  
A-1 Application with its attachments;  
A-2 Copy of Letter to send property owners located within 200 ft of the subject property;  
A-3 200 Ft list and Certification for the Assessor;  
A-4 Affidavit of Service  
A-5 Affidavit of Publications;  
A-6 Signatures for Letters Hand-delivered  
A-12 Packet of 4 Photo Sheets and Public Tax Records

Opening statement of the interest parties (Applicant and Objectors);

Presentation of Applicant’s case;  
Mr. Carlidge gave a brief history and identified the areas of the structure to be demolished and that the applicant is looking to demolish 77.6% of the structure.

Presentation of Commission expert:  
No other experts besides the Architect



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Presentation by any Objector (if any):  
No Objectors

Public comment:  
No Public Comments

Closing statements:  
The Applicant and Commission read through the “finding of facts” criteria in which the Commission’s decision should be based upon. The applicant responded to the questions or concerns the Commission had at that time.

Conclusion of Hearing and announcement of future dates:  
The Commission established a waiting time period for at least sixty (60) days to enable any interested parties to acquire or to establish a procedure for the preservation of the subject property. The Facts of Finding will be adopted or denied on Tuesday, February 10, 2015.

**DISCUSSIONS ITEMS**

None

**APPLICATIONS AND RESOLUTIONS MEMORIALIZED**

None

**ADJOURNMENT**

A motion was made by Mr. Leonard Steen to adjourn the meeting at 7:51 pm, the motion was seconded by Ms. Stephanie Ann Carr. All members in favor.  
Minutes submitted by Dawn Crozier, Secretary