

Historic Preservation Commission SPECIAL MEETING

Tuesday, August 27, 2019 at 7:00 PM

The meeting was called to order at 7:03 PM by HPC Chairperson Deborah Osepchuk, who stated, "Fire exits are located in the direction I am indicating, if alerted of a fire, please move in a calm and orderly manner to the nearest smoke-free exit or as directed.

Notice requirements of R.S.10-14-8, "Open Meetings Act" has been satisfied by the publication of the required advertisement in the Asbury Park Press, 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 on the Township website www.neptunetownship.org.

The procedure for the conduct of the meeting is as follows:

Each applicant will come forward, be sworn in and give a description of their proposal. Commissioners will then question the applicant and make suggestions and/or comments regarding the proposal. At the direction of the Chair, the public portion will open for questions regarding the proposal or project before the Commission. At that point, we ask that the public come forward, give their name and address and be sworn in. The Chair has the right to limit the public to one five minute session per application. At the completion of the public portion, Mr. John Miller, Attorney for the Commission will review the conditions, suggestions and/or approvals prior to the acceptance or denial of the proposal.

The membership of the Historic Preservation Commission will end all matters no later than 10:30 PM, with no new testimony or new applications beginning after 10:00 PM. The minutes of these proceedings are being electronically recorded and the compact disc will be on file at the HPC Office for review. At this time, we ask that all cell phones be turned off or put on vibrate and we ask for the co-operation of the public in limiting any unnecessary noise."

. MEETING CALLED TO ORDER, ROLI	L CALL, AND FLAG SALUTE
Lucinda Heinlein	P
Doug MacMorris	P
Jenny Shaffer	P
Lenny Steen	P
Joseph Wierzbinsky	P
James McNamara	P
Deborah Osepchuk	P

ALSO PRESENT: John P. Miller / Ronald D. Cucchiaro (Attorneys), Torro Reporting, LLC, and

Pamela Valentine, Commission Secretary

II. PRIVILEGE OF THE FLOOR / OPEN PUBLIC DISCUSSION

III. APPLICATIONS FOR REVIEW:

1. Application HPC2018-174 for 18 PITMAN AVENUE (Block 146 Lot 3)

IN ATTENDANCE: Michael McManus, Owner/Applicant; Karen Luongo, Architect; Denise Travers, Attorney Description of work: Addition, Balcony, Deck, Dormer, Exterior Alterations, Porch, Railings, Roof, Siding, Windows;

MOTION TO APPROVE WITH REVISIONS OFFERED BY STEEN AND SECONDED BY WIERZBINSKY.

Lucinda Heinlein	Y
Doug MacMorris	Y
James McNamara	Y
Jenny Shaffer	Y
Lenny Steen	Y
Joseph Wierzbinsky	Y
Deborah Osepchuk	Υ



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2.	Application HPC2019-019 for 71 MT PISGAH WAY (Block 118 Lot 16) Diane Henry/Mark Landgrebe Description of work: Solar Panels;		
	APPLICANT FAILED TO APPEAR. MOTION TO DISMISS WITHOUT PREJUDICE DUE TO LACK OF PROSECUTION OFFERED BY MCNAMARA AND SECONDED BY MACMORRIS.		
	Lucinda HeinleinY Doug MacMorrisY James McNamaraY Jenny ShafferY Lenny SteenY Joseph WierzbinskyY Deborah OsepchukY		
3.	B. Application HPC2019-128 for 97 ABBOTT AVENUE IN ATTENDANCE: Mark A. Pavliv, AIA Description of work: AC unit, doors replacement, ext. alterations, lighting, ornamentation, paint, patio, piers, porch, railings, walkways, and windows;		
	MOTION TO APPROVE WITH REVISIONS OFFERED BY STEEN AND SECONDED BY HEINLEIN.		
	Lucinda HeinleinY Doug MacMorrisY James McNamaraY Jenny ShafferY Lenny SteenY Joseph WierzbinskyY Deborah OsepchukY		
4.	Application HPC2019-134 for 91 MT CARMEL WAY (Block 132 Lot 5) IN ATTENDANCE: Mark A. Pavliv, AIA Description of work: Foundation, Piers, Porch, Railings, and Windows;		
	MOTION TO APPROVE WITH REVISIONS OFFERED BY STEEN AND SECONDED BY HEINLEIN.		
	Lucinda HeinleinY Doug MacMorrisY James McNamaraY Jenny ShafferABSTAIN Lenny SteenY Joseph WierzbinskyY		

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5.	Application HPC2019-062 for 140 HECK AVENUE (Block 221 Lot 5) IN ATTENDANCE: Robert Kempfe, Applicant; Jill McCourt, representing Owner Description of work: Roof and Siding		
	MOTION TO APPROVE OFFERED BY STEEN AND SECONDED BY WIERZBINSKY		
	Lucinda HeinleinABSTAIN Doug MacMorrisY James McNamaraY Jenny ShafferY Lenny SteenY Joseph WierzbinskyY Deborah OsepchukY		
6.	Application HPC2019-180 for 88 MT ZION WAY (Block 131 Lot 2) IN ATTENDANCE: Robert Kempfe, Applicant Description of work: Fence Replacement		
	MOTION TO DENY OFFERED BY HEINLEIN AND SECONDED BY STEEN.		
	Lucinda HeinleinY Doug MacMorrisY James McNamaraY Jenny ShafferY Lenny SteenY Joseph WierzbinskyY Deborah OsepchukY		
7.	Application HPC2019-138 for 63 ASBURY AVENUE (Block 109 Lot 10) Gabriel Mele/Robert Kempfe Description of work: Reconstruct Part of Structure		
	APPLICATION DEFERRED TO 9/10/19 BY OWNER VIA EMAIL		
8.	Application HPC2019-091 For 9 WEBB AVENUE (Block 229 Lot 14) IN ATTENDANCE: Jack Green (Jack Green Construction) Description of work: Porch Ceiling Fan		
	MOTION TO APPROVE OFFERED BY STEEN AND SECONDED BY HEINLEIN.		
	Lucinda HeinleinY Doug MacMorrisY James McNamaraY Jenny ShafferN Lenny SteenY Joseph WierzbinskyY		

Deborah Osepchuk



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 Application HPC2019-130 for 90 LAKE AVENUE (Block 120 Lot 1) IN ATTENDANCE: Patrick & Eileen Duffy Description of work: Paint and Siding Replacement 			
	MOTION TO DENY OFFERED BY MACMORRIS AND SECONDED BY WIERZBINSKY.		
	Lucinda HeinleinY Doug MacMorrisY James McNamaraRECUSED Jenny ShafferY Lenny SteenY Joseph WierzbinskyY Deborah OsepchukY		
	MOTION TO EXTEND MEETING PAST 10:30 OFFERED AT 10:20 PM BY OSEPCHUK, SECONDED BY HEINLEIN AND UNANIMOUSLY APPROVED.		
10	. Application HPC2019-132 for 102 FRANKLIN AVENUE (Block 278 Lot 1) IN ATTENDANCE: Edward Long (EMS Cozy Cottages, LLC), Owner / Applicant Description of work: Window Replacement		
MOTION TO DENY OFFERED BY HEINLEIN AND SECONDED BY STEEN.			
	Lucinda HeinleinY Doug MacMorrisY James McNamaraY Jenny ShafferY Lenny SteenY Joseph WierzbinskyY Deborah OsepchukY		
11	. Application HPC2019-133 for FRANKLIN AVENUE (Block 278 Lot 1) IN ATTENDANCE: Edward Long (EMS Cozy Cottages, LLC), Owner / Applicant Description of work: Loose Stones in Front Yard		
	MOTION TO DENY OFFERED BY HEINLEIN AND SECONDED BY STEEN.		
	Lucinda HeinleinY Doug MacMorrisY James McNamaraY Jenny ShafferY Lenny SteenY Joseph WierzbinskyY Deborah OsepchukY		



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12. Application HPC2019-135 for 26 MAIN AVENUE(Block 210 Lot 6)		
IN ATTENDANCE: Virginia Morogiello, Applicant / Owner; Donna Morogie	əllo	
Description of work: Loose Stones in Front Yard Area		

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MOTION	TO APPROVE OFFERED BY STE	EN AND SECON
	Lucinda Heinlein Doug MacMorris James McNamara Jenny Shaffer Lenny Steen Joseph Wierzbinsky Deborah Osepchuk	Y Y Y Y Y
	NS TO BE MEMORIALIZED: olution 2019-040 for 54 Embur Lucinda Heinlein [1] Doug MacMorris James McNamara Jenny Shaffer Lenny Steen Joseph Wierzbinsky [2] Deborah Osepchuk	ry AvenueYYYYYYYYY
2. Res	olution 2019-041 for 110 Clark Lucinda Heinlein [2] Doug MacMorris James McNamara Jenny Shaffer Lenny Steen Joseph Wierzbinsky [1] Deborah Osepchuk	AvenueY Y Y Y Y Y Y
3. Res	olution 2019-042 for 88 Frankli Lucinda Heinlein [1] Doug MacMorris James McNamara Jenny Shaffer Lenny Steen Joseph Wierzbinsky [2] Deborah Osepchuk	in AvenueYYYYYYYYY



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V. ADMINISTRATIVE APPROVALS:

Cert. Of				
appropriateness	Parcel data	Block	Lot	Type of work ii
HPC2019-153	32 Pitman Ave	147	6	Paint
HPC2019-151	122 Clark Ave	271	3	Roof
HPC2019-149	68 Heck Ave	215	7	Paint
HPC2019-146	10 Main Ave	211	5	Gate
HPC2019-144	133 Clark Ave	259	9	Roof
HPC2019-142	10 Main Ave	211	5	Porch Deck Repair
HPC2019-141	87 Broadway	243	10	AC Unit
HPC2019-139	90 Abbott Ave	243	1	AC Unit
HPC2019-137	70 Cookman Ave	264	8	AC Unit

CONSENT AGENDA

Lucinda Heinlein [1]	Y
Doug MacMorris	Y
James McNamara	Y
Jenny Shaffer	Y
Lenny Steen [2]	Y
Joseph Wierzbinsky	Y
Deborah Osepchuk	Υ

VI. DISCUSSION ITEMS - NONE

VII. ADJOURNMENT

MOTION: WIERZBINSKY

SECOND: STEEN

TIME: 10:52 PM