



**Historic Preservation Commission
Regular Meeting, February 17, 2025, 7:00PM**

Public Access to Application Files

You will be able to access the application files that are shown in the meeting via the Neptune Township Website found on this page: <http://neptunetownship.org/agendas-minutes/historic-preservation-commission>.

Alternate Access to Application Files

If you are unable to access the information for the application via computer, or need assistance in logging on or using this technology, you may contact the Citizen Board Administrator, Heather Kepler at 732-988-5200 ext. # 270 or HKepler@neptunetownship.org If you would like to view the files in person, you may schedule an appointment with the Citizen Board Administrator. If you wish a particular file to be e-mailed or mailed to you, you must request that with 72 hours advanced notice.

If you have any questions concerning any of the above, you may contact the Citizen Board Administrator, Heather Kepler at 732-988-5200 ext. 270 or HKepler@neptunetownship.org

CALL TO ORDER

OPEN PUBLIC MEETING STATEMENT

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 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, Sarah Fitzpatrick 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. We ask for the cooperation of the public in limiting any unnecessary noise by muting your microphone before and after the public participation portion of the meeting."

ROLL CALL

Shaffer, Jenny	—	Henderson, Linda	_____	Rudell, Jeffrey	_____
Moyer, Scott	-	Vacant	_____	Heinlein, Lucinda	_____
Osepchuk, Deborah	-	Gordon- Julien, Jane (Alt1)	_____	Vacant (Alt 2)	_____

ALSO PRESENT – Sarah Fitzpatrick, Esq.

FLAG SALUTE

OLD BUSINESS

NEW BUSINESS –

- 1. Application #HPD 2025-0003- 7 Olin Avenue. – Block 146 , Lot 12 – Gerry Corkery (EXCELSIOR BY THE SEA, LLC) Applicant is proposing to The property consists of a 2-story historic home, 1 story cottage and 2 rear additions. Further, demolition of the existing cottage is proposed due to found unsafe conditions. the existing main historical house (built 1873) will remain intact - no demolition of this structure is proposed. It appears an addition was previously built off the rear of the main historical home. The owner is seeking to extend this addition further to rear which will require the demolition of it's shed roof structure for new roof.**

Motion to
made by: _____ Motion second by: _____

Shaffer, Jenny	—	Henderson, Linda	_____	Rudell, Jeffrey	_____
Moyer, Scott	—	Vacant	_____	Heinlein, Lucinda	_____
Osepchuk, Deborah	—	Gordon- Julien, Jane (Alt1)	_____	Vacant (Alt 2)	_____

- 2. Application #HPC 2026-004- 92 Cookman Avenue. – Block 262 , Lot 5 – Dunner/Sumanis Applicant is proposing an addition to an existing single family structure.**

Motion to
made by: _____ Motion second by: _____

Shaffer, Jenny	—	Henderson, Linda	_____	Rudell, Jeffrey	_____
Moyer, Scott	—	Vacant	_____	Heinlein, Lucinda	_____
Osepchuk, Deborah	—	Gordon- Julien, Jane (Alt1)	_____	Vacant (Alt 2)	_____

- 3. Application #HPC 2025-054 – 120 Franklin Ave. – Block 276, Lot 3.01 – Warren Applicant is proposing to construct and in ground plunge pool, remove an existing free-standing shed, install slate pool patio, install pool equipment, install new zoning compliant retaining wall & install new landscaping elements as indicated. (carried to the next available meeting)**

Motion to
made by: _____ Motion second by: _____

Shaffer, Jenny	—	Henderson, Linda	_____	Rudell, Jeffrey	_____
Moyer, Scott	—	Esposito, Kristen	_____	Heinlein, Lucinda	_____
Osepchuk, Deborah	—	Gordon- Julien, Jane (Alt1)	_____	Richard Schlossbach (Alt 2)	_____

PUBLIC COMMENT -

DISCUSSION ITEMS –

ADJOURNMENT -

Motion to
made by: _____

Motion second by: _____

Shaffer, Jenny _____

Henderson, Linda _____

Rudell, Jeffrey _____

Moyer, Scott _____

Vacant _____

Heinlein, Lucinda _____

Osepchuk, Deborah _____

Gordon- Julien, Jane (Alt1) _____

Vacant (Alt 2) _____

Next regular meeting is scheduled for Tuesday, March 10, 2026