



**Historic Preservation Commission
REGULAR MEETING
Tuesday, June 14th, 2022**

Remotely via ZOOM

This regular meeting of the Historic Preservation Commission will be taking place remotely via ZOOM and will commence at 7:00 PM at which time you may appear via Zoom and present any objection or questions you may have at the appropriate time. There will be no individuals present at the Municipal Building due to current COVID-19 rules and regulations. Instructions on how to access the meeting via Zoom are listed below:

Public Access to Zoom Meeting

To access the virtual hearing, you must join the ZOOM meeting. To access the ZOOM meeting, you will need access to computer with internet access and/or dial in through a mobile or land line phone to log into the meeting. To join the ZOOM meeting, click on the link below and type in the Meeting ID and Password. You will join the meeting and be able to listen and view the evidence shared on the screen at the meeting.

Topic: June Regular HPC Meeting

Time: Jun 14, 2022 07:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/81412613405?pwd=UTFzQkp3Q0MrTmNWZWVjeERITGRFdz09>

Meeting ID: 814 1261 3405

Passcode: 440331

One tap mobile

+13126266799,,81412613405# US (Chicago)

+16465588656,,81412613405# US (New York)

Dial by your location

+1 312 626 6799 US (Chicago)

+1 646 558 8656 US (New York)

+1 301 715 8592 US (Washington DC)

+1 346 248 7799 US (Houston)

+1 669 900 9128 US (San Jose)

+1 253 215 8782 US (Tacoma)

Meeting ID: 814 1261 3405

Find your local number: <https://us02web.zoom.us/j/81412613405>

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 Commission Administrative Assistant, Tracey James at 732-897-4162 ext # 200 or tjames@neptunetownship.org. If you would like to view the files in person, you may schedule an appointment with the Commission Secretary. If you wish a particular file 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 Commission Administrative Assistant, Tracey James at 732-897-4162 ext # 200 or tjames@neptunetownship.org



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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, Mr. Steve Tombalakian, 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."

FLAG SALUTE AND MEETING CALLED TO ORDER & ROLL CALL:

Osepchuk, Deborah	_____	Cavano, Kurt	_____	Shaffer, Jenny	_____
Ruddell, Jeffrey	_____	McKeon, Douglas	_____	McNamara, James	_____
Heinlein, Lucinda	_____	MacMorris, Douglas	_____	Wierzbinsky, Joseph	_____

ALSO PRESENT: Steve Tombalakian, Esq. – Commission Attorney

APPLICATIONS FOR REVIEW:

- Application #HPC2022-017 – 92 Mt. Zion Way - Block 132, Lot 4 – Trepanier Residence – Discussion Items – Replacement of the existing, deteriorated roof on home which is a significant key structure built in 1890 with a very unique roof designed with a fish scale shingle in red and gray pattern. Applicants report they were finding it difficult to source a similar product in keeping with the historic importance of this home's roof and design.**

Motion to APPROVE / DENY made by: _____ **Second by:** _____

Shaffer, Jenny	_____	Cavano, Kurt	_____	Ruddell, Jeffrey	_____
Wierzbinsky, Joseph	_____	MacMorris, Douglas	_____	Heinlein, Lucinda	_____
				Osepchuk, Deborah	_____

Alternates: McKeon, Douglas (Alt 1) _____ McNamara, James (Alt 2) _____



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2. Application #HPC2022-02022-078- 19 Broadway - Block 246 Lot 10 - The Architect's Studio (Mark Pavliv)
Discussion Items - The Applicant proposes to make interior improvements in conjunction with the zoning approved change of use from "Hotel" to "single family" residence. Applicant is also requesting to replace and add specific windows as detailed on the plans

Motion to APPROVE / DENY made by: Second by:

Shaffer, Jenny Cavano, Kurt Ruddell, Jeffrey
Wierzbinsky, Joseph MacMorris, Douglas Heinlein, Lucinda
Osepchuk, Deborah

Alternates: McKeon, Douglas (Alt 1) McNamara, James (Alt 2)

ADMINISTRATIVE APPROVALS (May 9, 2022 to June 6, 2022)

- 27 Olin Street - AC Unit
19 Ocean Avenue - Porch Decking & Railings
145 Abbott - Fence, Stairs
82 Mt. Tabor Way - Gutters & Leaders
35 Pitman Avenue - AC Unit, Generator
30 Ocean Pathway - AC Units
147 Broadway - AC Unit
13 Pitman Avenue - Patio
52 Clark - AC Unit, Fence, Light Fixture, Patio, Railings,
103.5 Mt. Tabor Way - Paint
144 Mt. Hermon Way - Gate, Patio
19 Broadway - Stairs
119 Mt. Hermon Way - AC Unit

DISCUSSION ITEMS:

ADJOURNMENT:

Motion for Adjournment - Second - Time:

Our next regular meeting is scheduled for Tuesday, July 12, 2022.