



**Historic Preservation Commission
Regular Meeting Minutes
Tuesday, March 11, 2014 7:00 PM
Municipal Complex, 25 Neptune Blvd
Twp Committee Room (2nd Fl), Neptune NJ 07753**

ROLL CALL AND FLAG SALUTE MEETING CALLED TO ORDER

The meeting called to order by Deborah Osepchuk, Chairperson at 7:06 p.m. Ms. 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:

Present: Lucinda Heinlein, Deborah Osepchuk, Jenny Shaffer , Lenny Steen, Stephanie Ann Carr, and Christopher Flynn

Absent: Kennedy Buckley, Cathleen Crandall, and Donna Spencer

Also present is Eugene Melody, Attorney to the Commission and Jersey Shore Reporting, LLC.

OPEN PUBLIC DISCUSSION:

No discussions.

APPLICATIONS REVIEWED:

a. DOUGLAS S. & ANNE MARIE ALLISON/STUDIO AT HARVARD PLACE

HPC Application 2014-008

95 Main Avenue (Block 89 Lot 41)

First Motion: Mr. Steen **Seconded By** Mr. Flynn:, All present members in favor to approve the application as presented

Buckley	<u>N/A</u>	Crandall	<u>N/A</u>	Steen	<u>YES</u>	Shaffer	<u>ABS</u>	Heinlein	<u>YES</u>
Osepchu	<u>YES</u>	Carr	<u>YES</u>	Flynn	<u>YES</u>	Spencer	<u>N/A</u>		

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b. ALICE GRIPPA

HPC Application 2014-012

13 Sea View Ave (Block 2 Lot 1501)

A motion was made to carry the application to the April 08, 2014 meeting to allow the applicant to reconsider the proposed location of the solar panels.

First Motion: Mrs. Heinlein **Seconded By:** Ms. Carr, All present members in favor.

c. MARC KANTOR & MICHAEL MANNINO/SAWBUCKS CONTRACTING LLC

HPC Application 2014-016

125 Abbott Avenue (Block 115 Lot 965)

A motion was made to carry the application to the April 08, 2014 meeting to allow the applicant to research other possible locations of the proposed air condenser units and to look into other properties that may have been approved for air condenser units in the front yard area.

First Motion: Ms. Carr **Seconded By** Mr. Flynn:, All present members in favor



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d. MICHAEL SMITH

**HPC Application 2014-017
 126 Mt Tabor Way (Block 119 Lot 1309)**

A motion was made to carry the application to the April 08, 2014 meeting. The applicant/property owner did not attend the meeting.

First Motion: Ms. Carr **Seconded By** Mr. Flynn:, All present members in favor

e. JANINE ANSERVLI

**HPC Application 2014-011
 68-74 Main Avenue (Block 55 Lot 826)**

A motion was made to carry the application to the April 08, 2014 meeting to allow the applicant to investigate other locations to relocate the proposed generator and to submit plans that may help adequately shield the already installed generator.

First Motion: Ms. Carr **Seconded By** Mr. Steen. All present members in favor

DISCUSSIONS ITEMS

A discussion was held in reference to ZBA-13-17 JACK ANCONA, LLC for 22 Lake Avenue (Block 29 Lot 1907.03).The Commission was unable to confirm if the application was for a use or bulk variance or both. The Commission instructed Secretary, Dawn Crozier to contact the Board of Adjustment Secretary for clarification.

A discussion was held pertaining to the ZBA-14-03 MARC KANTOR for 125 Abbott Avenue (Block 115 Lot 965). The property owner is proposing a fence that does not comply with the Ocean Grove Historic District Architectural Guidelines. A motion was made by Mr. Steen, seconded by Mr. Flynn to permit the HPC Attorney, Mr. Melody to create a resolution that will express that the Commission upholds the Design Guidelines and to allow Mr. Melody and Mrs. Osepchuk to attend the ZBA meeting on May 07, 2014. All present members were in favor of the resolution.

Upcoming Historic Preservation Events

The Commission discussed two upcoming conferences available for Commission members to attend. NJ Historical Convention at Brookdale on June 04 and 05, 2014. Ms. Osepchuk, Mrs. Heinlein, Mr. Flynn and Ms. Carr plan to attend. There is also a Vernacular Tour available for members, no members plan to attend.

Review of Guidelines and Procedures

No discussion held in reference to guidelines or procedures.

Other

No other discussions held.

APPLICATIONS AND RESOLUTIONS TO MEMORIALIZE:

a. HPC Resolution 2014-007 for 10 Webb Avenue (Block 14 Lot 727)

Buckley	<u> N/A </u>	Crandall	<u> N/A </u>	Steen	<u> Y </u>	Shaffer	<u> N/A </u>	Heinlein	<u> Y </u>
Osepchu	<u> Y </u>	Carr	<u> Y </u>	Flynn	<u> Y </u>	Spencer	<u> N/A </u>		

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b. HPC Resolution 2014-008 for 146 Abbott Avenue (Block 140 Lot 1406)

Buckley	<u>Y</u>	Crandall	<u>N/A</u>	Steen	<u>Y</u>	Shaffer	<u>N/A</u>	Heinlein	<u>Y</u>
Osepchu	<u>Y</u>	Carr	<u>Y</u>	Flynn	<u>Y</u>	Spencer	<u>N/A</u>		
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c. HPC Resolution 2014-009 for 1112 Heck Avenue (Block 98 Lot 849)

Buckley	<u>Y</u>	Crandall	<u>Y</u>	Steen	<u>Y</u>	Shaffer	<u>N/A</u>	Heinlein	<u>N/A</u>
Osepchu	<u>Y</u>	Carr	<u>Y</u>	Flynn	<u>Y</u>	Spencer	<u>N/A</u>		
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d. HPC Resolution 2014-010 for 123 Franklin Avenue (Block 111 Lot 1671)

Buckley	<u>Y</u>	Crandall	<u>Y</u>	Steen	<u>Y</u>	Shaffer	<u>N/A</u>	Heinlein	<u>Y</u>
Osepchu	<u>Y</u>	Carr	<u>Y</u>	Flynn	<u>Y</u>	Spencer	<u>N/A</u>		
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e. HPC Resolution 2014-011 for 85 Abbott Avenue (Block 71 Lot 1004)

Buckley	<u>Y</u>	Crandall	<u>Y</u>	Steen	<u>Y</u>	Shaffer	<u>N/A</u>	Heinlein	<u>Y</u>
Osepchu	<u>Y</u>	Carr	<u>Y</u>	Flynn	<u>Y</u>	Spencer	<u>N/A</u>		
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f. HPC Resolution 2014-012 for 91 Embury Ave (Block 87 Lot 868)

Buckley	<u>Y</u>	Crandall	<u>Y</u>	Steen	<u>Y</u>	Shaffer	<u>N/A</u>	Heinlein	<u>Y</u>
Osepchu	<u>Y</u>	Carr	<u>Y</u>	Flynn	<u>Y</u>	Spencer	<u>N/A</u>		
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Application#	Block	Lot	Address	Work Description
2014-010	112	1470	126 Cookman Ave	Remediate Violation
2014-015	50	1148.02	75 Cookman Ave	Remove glass windows to open porch
2014-020	114	1039	118 Abbott Avenue	Application Amendment
2014-022	37	902	61 Embury Avenue	Gutter Replacement
2014-024	3	346	15 Atlantic Avenue	Fireplace Vent
2014-026	16	754	19 Broadway	Porch Repair
2014-028	11	596	6 Main Avenue	Window Replacement

Motion: Mrs. Carr Seconded: Mrs. Heinlein, all present members in favor to memorialize the above administratively approved application.

ADJOURNMENT

Motion to adjourn at 9:50 p.m. made by Mr. Steen and seconded by Mr. Flynn all members in favor. The next regular scheduled meeting is April 08, 2014.

Minutes submitted by Dawn Crozier, Secretary



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