



**Historic Preservation Commission**  
**REGULAR MEETING MINUTES**  
**Tuesday, September 11, 2018 at 7:00 PM**

**ROLL CALL AND FLAG SALUTE MEETING CALLED TO ORDER.**

The meeting was called to order by Mrs. Osepchuk Chairperson, at 7:06 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](http://www.neptunetownship.org).

**ATTENDANCE**

Present: Kennedy Buckley, Lucinda Heinlein, Leonard Steen, Deborah Osepchuk, Joseph Wierzbinsky, James McNamara

Absent: Jenny Shaffer, Pamela Mallette, and Donna Spencer

Also Present: Eugene Melody III, ESQ and Torro Reporting, LLC

**PRIVILEGE OF THE FLOOR / OPEN PUBLIC DISCUSSION**

No public discussion

**APPLICATIONS REVIEWED:**

1. **HPD Resolution 2018-047 for 21 ATLANTIC Avenue (Block 105 Lot 14)**  
Paul and Mary Owens/Shore Point Architecture

Mrs. Heinlein motioned to **adopt** the Findings of Fact for the subject partial demolition. The motion was seconded by Mr. Steen and passed.

2. **HPD Resolution 2018-048 for 84 STOCKTON Avenue (Block 284 Lot 4)**  
Garrett Beam & Linda Gann/Shore Point Architecture

Mr. Wierzbinsky motioned to **adopt** the Findings of Fact for the subject partial demolition. The motion was seconded by Mrs. Heinlein and passed.

3. **HPC Application NO 2018-129 for 7 SURF Avenue (Block 107 Lot 15)**  
Pete and Maya Baran

The Applicant did not attend the meeting. A motion was made by Mr. Buckley to **deny** the proposed sidewalk expansion as it would infringe upon the delineated flare area. The motion was seconded by Mr. Steen and passed.

4. **HPC Application NO 2018-050 for 113 STOCKTON Avenue (Block 277 Lot 11)**  
Francis (ERIC) Enderlin and Scott Moyer/C A Young Architecture

A motion was made by Mr. Steen to **approve** the proposed ac units, doors, exterior alterations, residential addition, lighting fixtures, porches, siding and windows with conditions. The motion was seconded by Mr. Buckley and passed.

5. **HPC Application NO 2018-119 for 106 MT CARMEL Way (Block 139 Lot 4)**  
Carol J. Rizzo/Shore Point Architecture

A motion was made by Mr. Steen to **approve** the proposed residential addition, windows, doors and siding with conditions. The motion was seconded by Mr. Wierzbinsky and passed.

6. **HPC Application NO 2018-120 for 21 ATLANTIC Avenue (Block 105 Lot 14)**  
Paul and Mary Owens/Shore Point Architecture

A motion was made by Mr. Steen to **approve** the proposed residential addition, roof, siding, columns, piers, newel post, window modifications, and fence and ac unit location with conditions. The motion was seconded by Mr. Buckley and passed.



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**7. HPC Application NO 2018-151 for 84 STOCKTON Avenue (Block 284 Lot 4)**

Garrett Beam & Linda Gann/Shore Point Architecture

A motion was made by Mr. Wierzbinsky to approve the proposed residential addition, windows, siding, gable designs and dormer with conditions. The motion was seconded by Mr. Steen and passed.

**8. HPC Application NO 2018-153 for 67 PILGRIM PATHWAY (Block 226 Lot 11)**

Alex Troncoso/Shore Point Architecture

A motion was made by Mr. Steen to **approve** the proposed ac unit, residential addition, roof, outdoor shower, painting, patio, porch, railings, gutters, walkway, siding and windows with conditions. The motion was seconded by Mr. Wierzbinsky and passed.

**RESOLUTIONS MEMORIALIZED:**

The following resolutions were memorialized:

1. Resolution 2018-049 for 123 Stockton Avenue (Denial)
2. Resolution 2018-050 for 135 Heck Avenue
3. Resolution 2018-051 for 15 Broadway (Denial)
4. Resolution 2018-052 for 38 Pitman Avenue

**ADMINISTRATIVE APPROVALS:**

1. Block 111 Lot 12 aka 60 Asbury Avenue for Porch Decking, Stair Replacement, Stair Rails, and Lattice
2. Block 153 Lot 4 aka 118 Mt Tabor Way for AC Unit Replacement
3. Block 211 Lot 5 aka 10 Main Avenue for Garden Arbor
4. Block 220 Lot 13 aka 133 Abbot Avenue for Paint
5. Block 220 Lot 221 aka 67 Benson Avenue for Porch Extension (2"), New Rails, and Siding
6. Block 237 Lot 5 aka 140 Webb Avenue for Porch Piers, Trim and Stair Replacement
7. Block 280 Lot 7 aka 66 Franklin Avenue for Stairs, Railings, and Foundation Repair

A motion was made by Mr. Steen to memorialize the administrative approvals. The motion was seconded by Mr. Wierzbinsky and passed.

**DISCUSSION ITEMS:**

The Commission members were advised that a special hearing is scheduled for Tuesday September 25, 2018.

**ADJOURNMENT:**

Motion to adjourn offered by Mr. Steen; seconded by Mr. Wierzbinsky. Meeting was adjourned at 10:37 PM.