



**Neptune Township ~ Planning Board
Regular Meeting Minutes
Wednesday March 25, 2015 – 7:00 PM
Township Meeting Room 2nd Floor**

ATTENDANCE:

Present: Richard Ambrosio, Randy Bishop, Rev. Paul Brown, Richard Culp, Janel Jones, Robert Lane, Mychal Mills, Tassie York (arrived 7:10 PM), Sharon Davis, Mark G. Kitrick, Esq. – Attorney to the Board, Peter R. Avakian, PE – Board Engineer, Jennifer Beahm, PP, AICP – Board Planner, Robin DeCorso of Torro Reporting, LLC, and Kristie Armour – Administrative Officer to the Board.

Absent: Silvester Griffin (Resigned)

OPENING: Meeting called to order by Chairwoman Davis at 7:00 PM. Ms. Davis advised the public of the fire exits and how the meeting will proceed.

CORRESPONDENCE: None.

RESOLUTIONS ADOPTED & MEMORIALIZED: None.

DISCUSSIONS:

PB15/01 – JAMES LAWSON – Block 909, Lot 7 (previously known as Block 3045, Lots 36 & 37) – 2100 West Lake Avenue – Applicant is seeking Minor Subdivision approval to create three (3) new residential lots.

James Lawson – Applicant/Owner and John Lord, PE, PLS – Engineer/Surveyor – Sworn in by Mark Kitrick, Esq.

Mr. Lord discusses proposed Minor Subdivision and reviews comments received from Professionals.

Jen Beahm questions whether subdivision is going to be filed by plat or deed. Mr. Lord states it will be filed by plat.

Ms. Beahm states her only concern is the lot fronting on Neptune Boulevard should provide a turnaround area. Applicant agrees to provide turnaround so vehicles are not backing out onto Neptune Boulevard.

Applicant will be required to apply for road opening permit for proposed new curb cut on Neptune Blvd.

Grading Plan submission and approval will be required for each of the new lots when submitting for plot plan review.

There are existing utilities to service the new lots.

Applicant agrees to provide sidewalk along the frontages of all of the lots which will be RSIS compliant.

****Ms. York arrived at 7:10 PM****

Ethel Giddings of 2122 W. Lake Avenue – questions where exactly sidewalks are being proposed as she has been hearing about sidewalks along West Lake Avenue for quite some time and hasn't seen them yet.

Randy Bishop explains the funding issues and the long range plans for sidewalks.

Based upon the application presented to the Board, Pastor Brown makes a motion to APPROVE the application as presented and discussed, which is moved and seconded by Janel Jones.

THOSE WHO VOTED YES: Richard Ambrosio, Randy Bishop, Pastor Brown, Richard Culp, Janel Jones, Robert Lane, Mychal Mills, and Sharon Davis

THOSE WHO VOTED NO: None.

THOSE WHO ABSTAINED: None.

THOSE ABSENT: Tassie York (arrived at 7:10 PM ineligible to vote) and Silvester Griffin (resigned)

ADJOURNMENT:

Motion to adjourn at 7:18 PM was made by Randy Bishop, moved and seconded by Tassie York. All in favor. The next scheduled Planning Board meeting will be the Regular Meeting of April 22, 2015 at 7:00 PM.

Minutes submitted by Kristie Armour, Administrative Officer.