



Where Community, Business & Tourism Prosper

**Neptune Township ~ Planning Board
Reorganization Meeting Agenda - Meeting to be Held Remotely Via ZOOM
Wednesday, January 26, 2022 - 7:00 P.M.**

The Reorganization Meeting of the Neptune Township Planning 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 policies. 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 join the ZOOM meeting, you will need access to a computer with internet access, camera, speakers, and a microphone 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. You will also be able to access the agenda and files pertaining to the applications for the meeting on the Neptune Township Website found on this page:

<http://neptunetownship.org/agendas-minutes/planning-board>

Topic: Neptune Planning Board Reorganization & Regular Meeting
Time: Jan 26, 2022 07:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/84064056758?pwd=aEZLaWVvUVVtdWRIRE5keEtFeWFmdz09>

Meeting ID: 840 6405 6758

Passcode: 890610

One tap mobile

+13126266799,,84064056758#,,,,*890610# US (Chicago)

+16465588656,,84064056758#,,,,*890610# 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)

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Passcode: 890610

Find your local number: <https://us02web.zoom.us/j/kcQy36Eeru>

PUBLIC PARTICIPATON IN ZOOM MEETING:

You will be able to participate when the Board Chair opens the meeting to the public for the public participation portion of the meeting.

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 Board Secretary, Kristie Dickert, at 732-988-5200 Ext. 278 or kdickert@neptunetownship.org.

The Reorganization Meeting of the Neptune Township Planning Board which has been duly constituted and advertised according to law is now called to order.

At this time, I would ask everyone to please silence all cell phones and other paging devices, as they are distracting to others. If there is a lot of background noise at your location I ask that you please move to a quiet location and/or mute your device until you are called upon to speak.

I. FLAG SALUTE

II. ROLL CALL:

Brian Acciani
Richard Ambrosio
John Bonney
Lisa Boyd

Dr. Michael Brantley, Mayor
Bishop Paul Brown
Keith P. Cafferty

Richard Culp
Dyese Davis
Roslyn Steverson (Alt. 2)

Also Present:

Mark G. Kitrick, Esq.
Peter R. Avakian, PE, PP, CME
Jennifer C. Beahm, PP, AICP
Kristie Dickert – Board Secretary

III. NEW AND RE-APPOINTED BOARD MEMBERS TO BE SWORN IN:

- a. Mayor Dr. Michael Brantley – Class I Member expiring December 31, 2022
- b. John Bonney – Class II Member expiring December 31, 2022
- c. Keith P. Cafferty – Class III Member expiring December 31, 2022
- d. Richard Ambrosio – Class IV Member (Environmental Commission) for a 4-year term expiring December 31, 2025
- e. Bishop Paul Brown – Class IV Member for a 4-year term expiring December 31, 2025
- f. Roslyn Steverson – Alternate #2 Member for a 2-year term expiring December 31, 2023

IV. Reorganization

- **The Board will now nominate and elect the following officers:**
 - a. Election of Chairperson –
 - b. Election of Vice Chairperson –
- **The Board will now take action on the following:**
 - a. Appointment of Board Professionals for 2022. Based upon the review and recommendations of the Board RFQ Subcommittee who reviewed bid proposals submitted to the Municipal Clerk on December 2, 2021.
 - i. Board Attorney for 2022 –
 - ii. Board Engineer for 2022 –
 - iii. Board Planner for 2022-
 - b. Confirm the designation of newspapers for legal and public notices for 2022 - Asbury Park Press and The Coaster
 - c. Confirm the 2022 calendar for regular and special hearing dates, confirm the commencement time of all meetings, and verify the meeting location. (See attached)

V. Resolutions to be memorialized: None.

VI. Adjournment:

- a. With no further reorganization requirements before the Board, a motion to adjourn the Reorganization Meeting and to open the Regular Meeting was offered by _____ to be moved and second by _____, Re-Organization Meeting closed at _____ PM.

2022 Planning Board Regular and Special Meetings

The regular meetings of the Neptune Township Planning Board for calendar year 2022, will be held the fourth Wednesday of each month to begin at 7:00 PM. Meetings will be held virtually via Zoom until the month of March at which time the Board plans on resuming in person meetings in the 2nd Floor Meeting Room within the Municipal Building located at 25 Neptune Boulevard, all meetings will be held on the following dates:

Regular Meeting dates: (fourth Wednesday of each month * Indicates alternate meeting date)

January 26th – Reorganization/Regular Meeting
February 23rd
March 23rd
April 27th
May 25th
June 22nd
July 27th

August 24th
September 28th
October 26th
November 9th *
December 14th *December 28th
January 25, 2023 – Reorganization/Regular Mtg

Additional Meeting dates if required due to volume of applications, the following dates have been listed:

February 9th
March 9th
April 13th
May 11th
June 8th

July 13th
August 10th
September 14th
October 12th
December 28th

**Neptune Township ~ Planning Board
Regular Meeting Agenda – Meeting to be Held Remotely Via ZOOM
Wednesday, January 26, 2022 – IMMEDIATELY FOLLOWING REORGANIZATION MEETING**

This Regular Meeting of the Planning Board will be taking place remotely via ZOOM and will commence immediately following the Reorganization Meeting which began 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 join the ZOOM meeting, you will need access to a computer with internet access, camera, speakers, and a microphone 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. You will also be able to access the agenda and files pertaining to the applications for the meeting on the Neptune Township Website found on this page: <http://neptunetownship.org/agendas-minutes/planning-board>

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PUBLIC PARTICIPATON IN ZOOM MEETING:

You will be able to participate when the Board Chair opens the meeting to the public for the public participation portion of the meeting at the end of testimony for each of the applicants and/or their professionals' for you to ask questions and/or cross examine these witnesses. Once testimony is completed, the Board Chair will open the meeting to the public for comments or statements regarding the application currently under consideration. The Board Chair will limit public comments to 5 minutes per person. If you have information or exhibits you wish to be considered and entered into the record, you will have to e-mail them to the Board Secretary kdickert@neptunetownship.org at least 72 hours in advance of the meeting so they may be evaluated and marked into evidence, if required. For those who are in opposition of the proposal, you have the right to obtain an attorney to represent you, although this is not a requirement.

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/planning-board>

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 Board Secretary, Kristie Dickert, at 732-988-5200 Ext. 278 or kdickert@neptunetownship.org. If you would like to view the files in person, you may schedule an appointment with the Board Secretary. If you wish a particular file be e-mailed or mailed to you, you must request that with 72 hours advanced notice.

The regular meeting of the Neptune Township Planning Board which has been duly constituted and advertised according to law is now called to order.

At this time, I would ask everyone to please silence all cell phones and other paging devices, as they are distracting to others. If there is a lot of background noise at your location I ask that you please move to a quiet location and/or mute your device until you wish or are asked to speak.

It is the policy of the Planning Board to end all matters no later than 11 PM. No new applications will begin after 10:00 PM nor will any new witnesses or testimony begin after 10:30 PM.

After testimony by the applicant(s), their attorney, or their professional(s), questions will follow by the members of the Planning Board; at my direction, the public portion will be opened to ask **questions only of each witness**. At the conclusion of testimony for each application, the public portion will be opened. At this time each individual from the public who wishes to speak or provide comment must be visible utilizing video as you will be sworn in; provide your name and address; and will have one (1) five (5) minute session to speak or provide comment on the application under consideration. I ask that questions are directed to me and not repeated. Time is not transferable between members of the public. At the completion of the public portion, members of the Planning Board will make final comments prior to offering a resolution to either adopt or deny the proposal before them. There will be no further questions or comments from the public at this time.

VII. ROLL CALL:

Bryan Acciani
Richard Ambrosio
John Bonney
Lisa Boyd

Dr. Michael Brantley, Mayor
Bishop Paul Brown
Keith P. Cafferty

Richard Culp
Dyese Davis
Roslyn Steverson (Alt. #2)

Also Present:

Mark G. Kitrick, Esq. – Board Attorney
Peter R. Avakian, PE, PP, CME – Board Engineer
Jennifer C. Beahm, PP, AICP – Board Planner
Kristie Dickert – Board Secretary

VIII. CORRESPONDENCE: None.

IX. RESOLUTIONS TO BE MEMORIALIZED:

- a. **Resolution 22-01 – Approval of Preliminary and Final Major Site Plan – M&M at Neptune, LLC – Block 701, Lot 1 – 704 Highway 35**

Those Eligible: Dr. Michal Brantley, Keith Cafferty, Richard Culp, Bryan Acciani, Dyese Davis

X. **APPLICATIONS UNDER CONSIDERATION FOR THIS EVENING:**

- a. **PB20/03 – Minor Subdivision** - Heathrow Exchange, LLC & Shark River Hills Estates – Block 5303, Lots 16, 19, & 20 – 2 & 6 Park Place & 5 Valetta Place - Applicant is seeking Minor Subdivision approval to create two (2) new residential lots which require variances. Applicant is represented by Mark A. Steinberg, Esq. ****THIS APPLICATION WAS PARTIALLY HEARD ON OCTOBER 28, 2020 AND CARRIED TO NOVEMBER 24, 2020 (not heard), THEN CARRIED TO JANUARY 27, 2021 (not heard), THEN CARRIED TO FEBRUARY 24, 2021 (not heard), THEN CARRIED TO MARCH 24, 2021 (not heard), THEN CARRIED TO JUNE 23, 2021 WITH NEW NOTICE BEING REQUIRED (not heard), THEN TO AUGUST 25, 2021 (not heard), THEN CARRIED TO SEPTEMBER 22, 2021 (partially heard), FURTHER CARRIED TO NOVEMBER 10, 2021 WITH NEW NOTICE BEING REQUIRED AS THE BOARD DECIDED TO REMAIN VIRTUAL RATHER THAN MEETING IN PERSON (not heard), CARRIED TO DECEMBER 8, 2021 (not heard), CARRIED TO THIS DATE WITH NEW NOTICE BEING REQUIRED. RECEIVED LETTER FROM MARK A. STEINBERG, ESQ. INDICATING NJDEP APPROVAL OF TRANSITION AREA WAIVER PLAN HAS NOT BEEN RECEIVED YET; THEREFORE, WILL CONTACT THE BOARD ONCE APPROVAL IS RECEIVED AND WILL RENOTICE FOR THE NEXT AVAILABLE MEETING DATE****
- b. **PB19/10 – Preliminary and Final Major Site Plan** – St. George Greek Orthodox Church of Asbury Park (Cemetery) – Block 1402, Lot 2 – W. Bangs Avenue – Applicant is seeking Preliminary and Final Major Site Plan approval to create approximately 993 new burial plots on the rear half of the property, add a loop of asphalt pavement to mirror the existing interior asphalt driveway; and renovate the existing refuse and top soil stockpile surround. Applicant is represented by John B. Anderson, III, Esq.

XI. **ADJOURNMENT:**

- a. The next scheduled meeting will be our **Regular Meeting** on **WEDNESDAY, FEBRUARY 23, 2022** beginning at 7:00 PM which will also take place via ZOOM. Please check our website for any updates regarding meeting location and/or meeting access as the links, meeting passwords, and meeting ID's will change for each meeting that is held via ZOOM.
- b. With no further business before the Board, a motion to adjourn is offered by _____ moved and seconded by _____, meeting closes at _____ PM.

