

*Please Note: This agenda is in draft format only. It is subject to change prior to the meeting of January 15, 2008*

**LAKWOOD PLANNING BOARD  
PLAN REVIEW MEETING AGENDA  
TUESDAY, JANUARY 15, 2008 • 6:00 P.M.**

**1. FLAG SALUTE & CERTIFICATION OF COMPLIANCE**

“The time, date and location of this meeting was published in the Asbury Park Press and posted on the bulletin board in the office of the Township of Lakewood. Advance written Notice has been filed with the Township Clerk for purpose of public inspection and, a copy of this Agenda has been mailed, faxed or delivered to the following newspapers: The Asbury Park Press and The Tri-Town News at least 48 hours in advance. This meeting meets all the criteria of the Open Public Meetings Act.”

**2. ROLL CALL**

**3. SWEARING IN OF PROFESSIONALS**

**4. WAIVER REQUEST ITEMS**

- 1. SP # 1696B (NO VARIANCE REQUESTED)**  
**APPLICANT: AUGUSTA BOULEVARD ASSOCIATES LLC**  
Location: Augusta Boulevard and Cross Street  
Block 524.23 Lot 1 Block 524 Lot 77.02  
Preliminary & Final Site Plan for addition to existing clubhouse

Waiver from checklist items:

- Item B1 – topography of the site
- Item B2 – topography within 200 feet of the site
- Item B3 – contours of the site
- Item B4 – contours within 200 feet of the site
- Item B5 – flood plains
- Item B7 – wooded areas
- Item B9 – man made features on site
- Item B10 – man made features within 200 feet of site
- Item C2 – location of proposed and existing easements
- Item C3 – location of existing railroads, bridges, etc.
- Item C4 – location of proposed and existing wells & septic
- Item C13 – environmental impact statement
- Item C14 – tree protection plan
- Item C19 – location of nearest intersection

**2. SD # 1617 (NO VARIANCE REQUESTED)**

**APPLICANT: LEW REALTY INC.**

Location: Ocean Avenue (Route 88), former Ray Auer Buick  
Block 189.03 Lots 75 & 193

Minor Subdivision

**SP # 1867A (NO VARIANCE REQUESTED)**

**APPLICANT: LEW REALTY INC. C/O PETER WALSH**

Location: Ocean Avenue (Route 88), former Ray Auer Buick  
Block 189.03 Lots 75 & 193

Preliminary and Final Site Plan to modify existing auto dealership and construct self storage facility

Waiver from checklist items:

Item B2 – topography within 200 feet of the site

Item B4 – contours within 200 feet

Item C13 – environmental impact statement

Item C14 – tree protection plan

**3. SP # 1880 (NO VARIANCE REQUESTED)**

**APPLICANT: T & T DEVELOPMENT LLC**

Location: 312 5th Street, west of Clifton Avenue  
Block 93 Lot 6

Preliminary & Final Site Plan to construct 3 story, 16,200 sq.ft. office/retail bldg.

Waiver from checklist items:

Item B2 – Topography within 200 feet of site

Item B4 – contours within 200 feet of site

**4. SD # 1618 (VARIANCE REQUESTED)**

**APPLICANT: PGD DEVELOPERS LLC**

Location: Pine Street, west of Warren Avenue  
Block 768 Lots 43.04, 43.05, 44, 45, 83.01

Preliminary & Final Major Subdivision – 11 lots

Waiver from checklist items:

Item B2 – Topography within 200 feet of site

Item B4 – contours within 200 feet of site

Item B10 – man made features within 200 feet of site

Item C13 – environmental impact statement

Item C14 - tree protection plan

- 5. SP # 1881 (VARIANCE REQUESTED)**  
**APPLICANT: PGD DEVELOPERS LLC**  
Location: Pine Street, west of Warren Avenue  
Block 768 Lot 45.09  
Preliminary & Final Site Plan for proposed synagogue

Waiver from checklist items:  
Item B2 – Topography within 200 feet of site  
Item B4 – contours within 200 feet of site  
Item B10 – man made features within 200 feet of site

- 6. SD # 1619 (VARIANCE REQUESTED)**  
**APPLICANT: MOSHE MENDLOWITZ**  
Location: Hope Chapel Road, County Club Drive & Sherie Court  
Block 26 Lots 6, 13 & 26  
Minor Subdivision to re-configure three lots

Waiver from checklist items:  
Item B1 – topography of site  
Item B3 – contours of site  
Item B7 – wooded areas

- 7. SD # 1619 (NO VARIANCE REQUESTED)**  
**APPLICANT: CHINUCH LABONOS**  
Location: Joe Parker Road, south of Long Beach Avenue  
Block 189.04 Lot 188  
Site Plan and Change of Use Site Plan to convert existing residence to a school and to add trailer classrooms

Waiver from checklist items:  
Item B1 – topography of the site  
Item B2 – topography within 200 feet of the site  
Item B3 – contours of the site  
Item B4 – contours within 200 feet of the site  
Item B10 – man made features within 200 feet of site  
Item C14 - tree protection plan  
Item C14 – architectural plans

## 5. PLAN REVIEW ITEMS

- 1. SD # 1608 (NO VARIANCE REQUESTED)**  
**APPLICANT: JONATHAN ELY**  
Location: Carlton Avenue South, south of Lakewood New Egypt Road  
Block 269.01 Lot 3.01 Block 266 Lot 1  
Minor Subdivision to re-align the lot lines

- 2. SP # 1869 (VARIANCE REQUESTED)**  
**APPLICANT: J&J GROUP LLC**  
Location: Cushman Street, west of Route 9  
Block 430 Lot 60  
Preliminary & Final Site Plan for 5,520 sf 2 story office building
- 3. SP # 1878 (VARIANCE REQUESTED)**  
**APPLICANT: CONGREGATION SANZ OF LAKEWOOD**  
Location: River Avenue, north of Sterling Place (Gila)  
Block 423.14 Lots 13 & 77  
Preliminary & Final Site Plan for construction of 1.5 story synagogue
- 4. SD # 1586A (VARIANCE REQUESTED)**  
**APPLICANT: THOMPSON GROVE ASSOCIATES**  
Location: Drake Road, southwest of Neiman Road  
Block 251.01 Lots 32 & 88  
Preliminary & Final Major Subdivision - 20 lots
- 5. SP # 1879 (NO VARIANCE REQUESTED)**  
**APPLICANT: H & C DEVELOPMENT CORP.**  
Location: River Avenue, northeast of Oak Street  
Block 782.01 Lot 2  
Preliminary & Final Site Plan for 2 story office/retail/commercial building

**6. PUBLIC PORTION**

**7. CORRESPONDENCE**

**8. APPROVAL OF MINUTES**

**9. APPROVAL OF BILLS**

**10. ADJOURNMENT**