

**LAKWOOD PLANNING BOARD  
AGENDA  
SEPTEMBER 27, 2005 • 6:00 PM**

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

“The time, date and location of this meeting was published in the Ocean County Observer and 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 at least two of the following newspapers: The Asbury Park Press, The Ocean County Observer, or The Tri-Town News at least 48 hours in advance. This meeting meets all the criteria of the Open Public Meetings Act.”

**II. ROLL CALL**

**III. WAIVER REQUEST**

**1. SP# 1825**

Applicant: 216 River Ave. Assoc. LLC

Location: Route 9, north of Manetta Place  
Block 413 Lots 3, 4 & 6

Preliminary & Final Site Plan for proposed addition to existing office building

Waiver request from checklist items:

B-2 – topography within 200 feet

B-5 – flood plains, wetlands and wetlands buffers

B-10 – man made features within 200 feet

C-13 – Environmental Impact Statement

C-17 – drainage calculations

**IV. OLD BUSINESS**

**1. SD# 1418B** (No variance requested)

Applicant: Elmhurst LLC

Location: Route 9 & Elmhurst Avenue  
Block 439 Lots 2, 10-19

Amended Subdivision to revise street names

## V. PLAN REVIEW ITEMS

- 1. SD# 1482** (Variance requested)  
Applicant: J & J Group LLC  
Location: Cushman Street, west of Route 9  
Block 430 Lot 56  
Minor Subdivision to create two lots
- 2. SP# 1653A** (Variance requested)  
Applicant: Lakewood Plaza Inc.  
Location: Cedar Bridge Avenue @ intersection of Dr. Martin Luther King Drive  
Block 536 Lot 70  
Preliminary and Final Site Plan for addition to existing commercial building
- 3. SP# 1822** (Variance requested)  
Applicant: Chevras Lomdel Torah  
Location: Fifth Street, west of Private Way  
Block 48 Lot 10  
Preliminary & Final Site Plan for proposed synagogue
- 4. SD# 1464** (Variance requested)  
Applicant: Aaron Peker  
Location: Ridge Avenue, east of Brook Road  
Block 189 Lot 24  
Minor Subdivision to create two lots
- 5. SD# 1500** (Variance requested)  
Applicant: B & B Developers  
Location: Route 9, north of Oak Street  
Block 782 Lot 36  
Block 782.01 Lots 2, 5, 15.01, 16.01 & 16.02  
Preliminary & Final Major Subdivision – 42 townhouse units
- 6. SD# 1498** (Variance requested)  
Applicant: Sam Bauman  
Location: Birch Street, west of Route 9  
Block 416 Lots 29 & 30  
Minor Subdivision to create three lots

**7. SP# 1823** (No variance requested)  
Applicant: 175 N.Oberlin Assoc. LLC  
Location: Oberlin Avenue North, north of Cedar Bridge Avenue  
Block 1605 Lot 3  
Preliminary and Final Site Plan for 14,611sf. addition to existing industrial building

**8. SD# 1501** (No variance requested)  
Applicant: LWI Enterprises LLC  
Location: corner of Massachusetts Avenue & Prospect Street  
Block 445 Lot 17  
Preliminary & Final Major Subdivision – 16 townhouse lots

**9. SD# 1502** (Variance requested)  
Applicant: Ronny Holder  
Location: Sunset Road, north of Liberty Drive  
Block 284.11 Lot 20  
Minor Subdivision to create two lots

## **VI. PUBLIC PORTION**

## **VII. APPROVAL OF MINUTES**

## **VIII. ADJOURNMENT**