

LAKESWOOD PLANNING BOARD

AGENDA

Tuesday, May 12, 2015

5:30 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 at least 48 hours in advance. The public has the right to attend this meeting, and minutes of this meeting will be available for public inspection. This meeting meets the criteria of the Open Public Meetings Act.”

2. ROLL CALL

3. SWEARING IN OF PROFESSIONALS

4. DISCUSSION

- Franklin Street Redevelopment - Preliminary Investigation
- Ordinance 2015-30: R-40 zoning requirements

5. MEMORIALIZATION OF RESOLUTIONS

1. **SP 2111** (Variance Requested)
Applicant: Ocean Care Realty LLC
Location: Boulevard of the Americas
Block 961.01 Lots 2.03 & 2.05
Preliminary and Final Major Site Plan for an office building
2. **SP 1856** (Variance Requested)
Applicant: Congregation Tores Emes
Location: Ridgeway Place and James Street
Block 370 Lots 1 & 3
Amended Resolution to remove conditions of original approval
3. **SD 1428** (Variance Requested)
Applicant: Gudz Road, LLC
Location: Gudz Road
Block 11.04 Lot 8
Amended Resolution to remove conditions of original approval

5. PLAN REVIEW ITEMS*

1. **SD 2045** (No Variance Requested)
Applicant: 902 Ocean Ave, LLC
Location: Ocean Ave & Dr. Szold Way
Block 548.01 Lot 288
Minor Subdivision to create three lots

2. **SP 2117** (No Variance Requested)
Applicant: Congregation Bnai Torah
Location: Kennedy Boulevard East
Block 174.04 Lot 30.01
Preliminary & Final Major Site Plan for a synagogue
3. **SP 2118** (No Variance Requested)
Applicant: Lakwood Cheder School
Location: 725 Vassar
Block 1601 Lot 4
Preliminary & Final Major Site Plan for a parking lot addition
Applicant is requesting a combined plan review and public hearing on this date.
4. **SD 1692B** (Variance Requested)
Applicant: Mordechai Taub
Location: Leonard Street
Block 228 Lot 2
Amended Minor Subdivision to create two lots
5. **SP 2119** (No Variance Requested)
Applicant: Yeshiva Ohr Hatorah
Location: 780 Vassar Avenue
Block 1602 Lot 3
Preliminary and Final Major Site Plan for an addition to the existing school
Applicant is requesting a combined plan review and public hearing at this meeting.

6. PUBLIC HEARING

1. **SD 2025** (Variance Requested)
Applicant: 319 Cedarbridge, LLC
Location: Cedarbridge Avenue
Block 548 Lot 170.47
Preliminary & Final Major Subdivision to create 8 fee simple duplex lots, 2 open space lots, and 1 commercial lot
2. **SD 2033** (Variance Requested)
Applicant: 319 Cedarbridge LLC
Location: Boulevard of the Americas
Block 548 Lot 170.49 & 170.32
Preliminary & Final Major Subdivision to create 8 lots
3. **SP 2112** (Variance Requested)
Applicant: Monlu LLC – Stuart Lubowsky
Location: Princeton Avenue
Block 162 Lots 2 & 4
Preliminary and Final Major Site Plan for a building addition

4. **SD 2042** (No Variance Requested)
Applicant: Joshua Goldstein
Location: Thorndike Avenue
Block 266 Lot 6
Minor Subdivision to create two lots
5. **SD 1982A** (Variance Requested)
Applicant: 1260 ECL, LLC
Location: East County Line Road
Block 187 Lots 7, 44, & 100
Amended Preliminary & Final Major Subdivision to create seven lots
6. **SP 2115** (No Variance Requested)
Applicant: Congregation Ateres Avrohom
Location: East County Line Road
Block 174 Lot 50.06
Preliminary & Final Major Site Plan for a synagogue

7. CORRESPONDENCE

- **SP 1832** – removal of landscaping from the original approval
- **SP 1929A** – adjustment to approved building addition
- **SP 2055** – adjustment to approved building locations and uses
- **SP 1839** – modification to original resolution
- **SP 2026** – removal of landscaping from original approval

8. PUBLIC PORTION

9. APPROVAL OF MINUTES

- Minutes from the April 28, 2015 Planning Board Meeting

10. APPROVAL OF BILLS

11. ADJOURNMENT

***The public is advised that the Board has the authority to hold plan review and public hearing for any project in one meeting. This agenda is a draft agenda and is subject to change before and during the meeting as deemed appropriate by the Board.**