

**DRAFT**

1. ROLL CALL
2. SALUTE TO THE FLAG
3. APPROVAL OF MINUTES OF JUNE 12, 2023
4. CORRESPONDENCE

Revised resolution for **Appeal # 4197A – Orange Pool Holdings**

**5. OLD BUSINESS**

**Appeal # 4198AA – KBS Prospect Mt LLC**, 1690 Oak Street, Block 1160.05 lot 47, M-1 zone. To obtain use variance and final site plan approval to allow the use of this property as a catering hall.

**6. NEW BUSINESS**

**Appeal # 4275 – Bryna Herskowitz**, 611 Monmouth Avenue, Block 157 Lots 1 & 20, RM zone. Applicant proposes to shift lot line and create one conforming single family lot and one non-conforming duplex lot that is 9,500 sf where 10,000 sq feet is required.

**Appeal # 4257 – 1510 Pine Street, LLC**, Block 855.01 Lot 19, Pine Street R-20 zone. Use variance for approximately a 10,000 square foot office building in a residential zone.

**Appeal # 4281 – 118 Ocean Avenue, LLC** Block 837 Lot 1, Washington Avenue & Spruce Street, R-40/20 zone. Use variance to create 6 single family homes in accordance with R-10 requirements.

**Appeal # 4271 – 400 Kennedy LLC**, 400 East Kennedy Boulevard, Block 42 Lot 8, OT zone. Use variance for a single family home.

**Appeal # 4286 – Morris Franco**, 93 Henry Street, Block 777 Lot 16.01, HD-6 zone. To construct a pool in the front yard setback to Route 9 – proposed 30 feet – required 100 feet for principal structures.

**Appeal # 4287 – Matisyahu Kaganoff** – 1292 Medina Road, Block 189.06 Lot 24, R-20 zone. Requesting relief from required four parking spaces.

**RESOLUTIONS**

**Appeal # 3787AAA – Jr. Squan, LLC**. Squankum Road, Block 172 Lot 9, B-4 zone. Resolution to Deny an amended Major Site Plan to remove community building.

**Appeal # 4267 – Congregation Sanz of Lakewood**, Block 1023 Lots 1.01 & 3, Block 1009 Lots 1.04 & 1.05, R-10A zone. Resolution to approve the construction of a 3 story school with a height of 49 feet along with 3 duplexes facing Wadsworth and 1 duplex front Halsey Street.