

LAKWOOD PLANNING BOARD

AGENDA

Tuesday, August 23, 2022

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 *The Star Ledger* 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 reasonable, comprehensive minutes of this meeting will be available for public inspection. This meeting meets the criteria of the Open Public Meetings Act."

2. ROLL CALL & SWEARING IN OF PROFESSIONALS

3. RESOLUTIONS

1. **SD 2510 Besadar Holdings LLC**
1452 & 1456 14th Street Block 24, Lots 23, 24.01, & 34
Denial of a Preliminary and Final Major Subdivision to create nine lots
2. **SP 2467 Congregation Tiferes Ish**
324 East 7th Street Block 224, Lot 22
Preliminary and Final Major Site Plan for a synagogue with rabbi's residence
3. **SD 2532 Regal Court, LLC**
Regal Court Block 536, Lot 1.13
Minor Subdivision to create two lots
4. **SD 2533 Nachum Rokeach**
44 Lisa Court & 1492 Pine Park Ave Block 26, Lots 23 & 24.01
Minor Subdivision to adjust lot lines
5. **SD 2525 Shlomo Bamberger**
16 James Street Block 416, Lots 1 & 3
Minor Subdivision to adjust lot lines
6. **SP 2122 Bnos Esther Malka, Inc.**
488 Whitesville Road Block 251, Lots 1.03 & 21
Add Lot 1.03 to Site Plan approval for additional parking and allow rentals
7. **SP 2471 PB Imports Inc DBA PineBelt Mazda**
1104 Ocean Avenue Block 569, Lot 26
Preliminary and Final Major Site Plan for expansion of existing car dealership
8. **SP 2458 Yeshiva Gedolah of South Jersey**
105 Newport Avenue Block 499, Lot 7
Preliminary and Final Major Site Plan for a campus
9. **SP 2393 David Sebbag**
406 & 444 Hope Chapel Road Block 2, Lots 15 & 109
Preliminary and Final Major Site Plan for an addition

10. **SP 2466 HMR 3 LLC**
Boulevard of Americas Block 961.01, Lot 3
Preliminary and Final Major Site Plan for an office building
11. **SD 2527 Oak Sheraton LLC**
220 Ridge St & Negba Street Block 237, Lots 14 & 15
Minor Subdivision to create three lots

4. PUBLIC HEARING

1. **SP 2476AA Chaim Grossman**
715 Park Avenue Block 231, Lot 1
Change of Use/Site Plan Exemption to convert a house to a synagogue
2. **SD 2534 DRT Investments LLC**
68 Arosa Hill Block 174.01, Lot 13.35
Minor Subdivision to create two lots
3. **SD 2459A Hamilton Estates O&V LLC**
92 Oak Street Block 1014-1.01-1.06
Amended Preliminary and Final Major Subdivision to create six lots
4. **SD 2460A Hamilton Estates O&V LLC**
Hamilton Avenue Block 1012; 1013, Lots 5.01-5.03; 5.04-5.06
Amended Preliminary and Final Major Subdivision to create six lots
5. **SD 2498 Franklin Shapiro**
30 Independence Court Block 290.01, Lot 8
Minor Subdivision to create two lots
6. **SD 2511 Yeshiva Chemdas Hatorah**
*835 Cross St, 625, 639, 647, James St Block 251.03, Lots 20, 20.01-20.03, & 31
Preliminary and Final Major Subdivision to create 130 lots
Upon request from a neighbor, applicant has agreed to carry this application to
the September 6, 2022, public hearing. This application will not be heard.*

5. CORRESPONDENCE

- **SP 2416 650 James Street, LLC, Block 385, Lot 6** – request to add a basement for storage to the approved office Site Plan
- **SP 2473 Tower 5 Equity LLC, Block 961, Lots 2.05, 2.10, 2.11, & 2.13** – proposed minor changes for a reduction in impervious coverage per CAFRA requirements

6. APPROVAL OF MINUTES

- August 9, 2022

7. APPROVAL OF BILLS

8. ADJOURNMENT