

# LAKEWOOD PLANNING BOARD

## AGENDA

**Tuesday, March 26, 2024**

**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. ORDINANCE FOR REVIEW

- **2024-009 18-900.N.** regarding sheds as accessory uses

## 4. CORRESPONDENCE

- **SP 2494 Cong Ohr Yisroel Saba Kadisha D'Ruzhin Inc, Block 190, Lot 73.25, 1132 East County Line Road** – request to add a coverage variance as required by County dedication
- **SP 2486 Congregation Yeshiva Gedola Inc, Block 189.16, Lots 157.01-157.03, Joe Parker Road** – request to add a design waiver for driveway width
- **SP 2465 Gerard Vitillo, Block 1606, Lot 10, 1930 Swarthmore Avenue** – request to modify approved site lighting

## 5. RESOLUTIONS

1. **SP 2549 Lacy Riverdebt LLC**  
1166 River Avenue Block 439, Lot 3  
Preliminary and Final Major Site Plan for an office building
2. **SP 2550 Beth Medrash Govoha of America**  
900 Lakewood Avenue Block 46, Lot 1  
Preliminary and Final Major Site Plan for a dormitory
3. **SP 2551 Beth Medrash Govoha of America**  
851 Lakewood Avenue Block 45, Lots 1 & 4  
Preliminary and Final Major Site Plan for a parking lot
4. **SD 2579 Evelyn Halpern**  
52 Holly Street Block 243.01, Lot 12.01  
Minor Subdivision to create four lots
5. **SP 2541 Bais Medrash Toras Chesed Inc.**  
901 Monmouth Ave Block 153, Lot 6  
Preliminary and Final Major Site Plan for an addition to a school

## 6. PUBLIC HEARING

1. **SP 2085A Unique Landscaping & Design LLC**  
Fourth Street Block 119, Lot 12.01  
Amended Preliminary and Final Major Site Plan for an office building
2. **SD 2522 Vermont Holdings 2, LLC**  
Evergreen Boulevard Block 1084, Lot 16  
Extension of Minor Subdivision to create two lots
3. **SD 2509 Jonas Landau**  
611 River Avenue Block 778.06, Lot 65  
Extension of a Minor Subdivision to create two lots
4. **SP 2563AA Chaim Jaffe**  
1012 Hearthstone Drive Block 430.03, Lot 11  
*Change of Use/Site Plan Exemption to convert a house to a synagogue*  
*Insufficient notice was provided for this hearing date. This application will not be heard and will be carried to the April 9<sup>th</sup> public hearing.*
5. **SP 2233A Tiferes Yechiel**  
712 New Hampshire & 1474 Oak St Block 1159.03, Lots 13 & 17  
*Minor Subdivision to adjust lot lines (reapplication)*  
*Applicant has requested to carry this project to the May 7<sup>th</sup> public hearing. This application will not be heard.*

## 7. APPROVAL OF MINUTES

- March 12, 2024

## 8. APPROVAL OF BILLS

## 9. ADJOURNMENT