

TOWNSHIP OF ABERDEEN

PLANNING BOARD

PUBLIC MEETING

AGENDA

April 16, 2014

Wednesday, 7:30 p.m.

- 1. CALL TO ORDER**
- 2. PLEDGE OF ALLEGIANCE**
- 3. MOMENT OF SILENCE**
- 4. ANNOUNCEMENT: In compliance with the Open Public Meetings Act, notice of this meeting has been published in the Asbury Park Press February 27, 2014.**
- 5. ROLL CALL**
- 6. MINUTES (March 19, 2014 Regular and Executive Session Meetings)**

NEW BUSINESS

- 1. SP14-502/MFREVF Aberdeen Urban Renewal, LLC**
Applicant and Property Owner: MFREVF Aberdeen Urban Renewal, LLC
1000 Central Avenue
Block 262, Lot 8.01
(Apartments At Aberdeen Station, formerly Jefferson at Aberdeen Station)
(Amend previously approved site plan in the Commerce and Transportation Redevelopment Zone to permit applicant to add a 40 ft. wide x 30 ft. deep addition to an existing maintenance shed at top of steep slope, with associated environmental constraints, and where all structures must be a minimum of 100 ft. from top of bank).

CONTINUED BUSINESS

- 1, Addison Park (formerly Garden Manor)**
150 Highway 35
Block 230, Lots 3, 4, 5, 6, 7
(Administrative change to amend Condition No. 16 of a 1987 Resolution to remove U Turn)

MEMORIALIZATION OF RESOLUTION

- 1. SP14-500/Columbia Bank**
Applicant and Property Owner: Columbia Bank
1154 Highway 34 (at Lloyd Road)
Block 89, Lot 11

(Preliminary and Final Site Plan and Variance application to modify four (4) existing parking spaces along Route 34 to construct eight (8) angled parking spaces. The modification will increase the number of available parking spaces in the front of the existing bank building facing Route 34. Four (4) existing parking spaces in the rear of the bank will be removed. Applicant also requests approval to install generator on south side of building. Variance required for front yard setback on Route 34 of 50 ft. required and 49.3 ft. existing from prior approvals. Variance required for 50 ft. front yard setback on Lloyd Road, 33.2 ft. existing from prior approvals. Variance required for minimum 20 ft. setback from street line where 4 ft. is proposed. Variance required for parking in front yard where four (4) spaces were previously approved and will increase to eight (8) parking spaces. Variance previously granted to allow building of 1,955 sq. ft. where 3,000 sq. ft. minimum required; this variance condition does not change).

EXECUTIVE SESSION

NEXT PUBLIC MEETING
May 21, 2014

