

TOWNSHIP OF ABERDEEN

PLANNING BOARD

PUBLIC MEETING

AGENDA

September 17, 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 (June 18 and July 16, 2014 Public Meetings)**

NEW BUSINESS

- 1. SP 14-504 (rev)/Basser-Kaufman, LLC**
Applicant and Property Owner: Basser-Kaufman, LLC
Highway 35 and Cliffwood Avenue
Block 234, Lot 1

(Preliminary and Final Major Site Plan to demolish a portion of an existing parking area (A&P Shopping Center) and construct a 3,500 sq. ft. retail pad, to include a Verizon Wireless retail store consisting of 2,000 sq. ft., and an additional retail store, to be determined, consisting of 1,500 sq. ft., with related site improvements. This application will be carried to the October 15 public meeting at the request of the applicant).

- 2. SP 14-509/Ingerman/Glassworks**
Applicant: Ingerman
Property Owner: Somerset Development, LLC
145 Cliffwood Avenue
Block 155, Lot 1

(Request for **administrative changes** for approval of architectural plans and elevations for Buildings “G”, “H”, “J”, “L”, and “M” of the Glassworks Mixed Use Development previously approved. Applicant requesting administrative approval to increase the building height of Building “G” to four (4) stories and unknown feet, whereas the original height of three stories and unknown feet was previously approved. This administrative change is being requested to accommodate a lobby/community space for use by residents of the affordable development, a leasing and staff office for property management personnel, and a mechanical/storage room. Applicant is also seeking administrative change for location of a construction/leasing trailer on site).

MEMORIALIZATION OF RESOLUTIONS

1. **SD14-300 (rev)/Philogene and Philo, LLC**
Applicant and Property Owner: Sam Philogene and Philo, LLC
Bayview Avenue
Block 175, Lots 11 and 12

(**Minor subdivision with Variances** to create two lots to construct two single family homes. Variances required for Lot Area 6,000 sq. ft. required for each lot, 4,820 sq. ft. provided for each lot; Lot Frontage 60 ft. required for each lot, 50 ft. provided for each lot; Lot Width 60 ft. required for each lot, 50 ft. provided for each lot, on property located in the R60 single family residential zone.

2. **SD 14-301 (rev)/Bhangley**
Applicant and Property Owner: Rohini Bhangley
593 Line Road
Block 14, Lot 6

(**Minor Subdivision with Variances** to create two lots, maintaining an existing home on proposed Lot 6.02 and build one single family home on proposed Lot 6.01. Variances required for proposed Lot 6.01, Lot Area 10,000 sq. ft. required, 9,518 sq. ft. proposed, Lot Frontage and Lot Width 100 ft. required for each, 70 ft. proposed for each; proposed Lot 6.02 Lot Area 10,000 sq. ft. required, 9,876 sq. ft. proposed, Lot Frontage and Lot Width 100 ft. required, 72.63 ft. proposed; Front Yard Setback 35 ft. required, 18.7 ft. existing and proposed on property located in the R 100 zone. **This application was carried from the July 16 public meeting for noticing**).

3. **SD14-302 (rev)/STC Realty, LLC**
Applicant and Property Owner: STC Realty, LLC
117 Marshall Concourse
Block 379, Lot 5

(**Minor subdivision with Variances** to create two lots in the R 50 zone and build two single family homes on the subdivided lots. Variance required for Lot Area 5,000 sq. ft. required, 4,751 sq. ft. proposed for Lot 5.01 and Lot 5.02).

NEXT PUBLIC MEETINGS

October 1, 2014

October 15, 2014

