# LAKEWOOD PLANNING BOARD AGENDA

# Tuesday, September 6, 2016

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 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 minutes of this meeting will be available for public inspection. This meeting meets the criteria of the Open Public Meetings Act."

- 2. ROLL CALL, CONFIRMATION OF RECORDING STATUS
- 3. SWEARING IN OF PROFESSIONALS
- 4. MEMORIALIZATION OF RESOLUTIONS
  - 1. Resolution of Appointment Oak Street Core Residential Development Subcommittee

# 5. CORRESPONDENCE & ORDINANCE FOR DISCUSSION

- 18-506 Oak Street Corridor Improvement District
- SP 2141 118-120 Clifton Ave LLC: request to modify trash and loading zone provisions
- SP 2163 TTY request to phase prior site plan approval

# 6. PLAN REVIEW ITEMS\*

#### 1. SD 2069A Sam Rabinowitz c/o Accurate Builders

Locust Street Block 1081, Lot 4 Amended Preliminary and Final Major Subdivision

#### 2. SD 2157 Dovid Berger

Second Street Block 72, Lot 7.01 Preliminary and Final Major Subdivision to create 5 lots

#### 3. SP 2193 DC Commercial

Ocean Avenue Block 189.03, Lot 76.01 Preliminary and Final Major Site Plan for an addition to an existing office building Applicant is requesting a combined plan review and public hearing at this meeting.

#### 4. SP 2197 Sporrelli, LLC

Swarthmore Avenue Block 1609, Lot 16
Preliminary and Final Major Site Plan for an addition to an existing warehouse Applicant is requesting a combined plan review and public hearing at this meeting.

#### 5. SD 2159 Mark Properties, LLC

Providence Avenue Block 1048, Lots 1 & 5 Preliminary and Final Major Subdivision to create 11 lots

#### 6. SD 2161 Aaron Finkelstein

Central Avenue Block 77, Lot 2

Minor Subdivision to create two lots

# 7. SP 2198 ARM Land Group, LLC

Lanes Mill Road Block 189.04, Lot 196

Preliminary and Final Major Site Plan to convert an existing house to a school and build a new dormitory

#### 8. SP 2199 Harold Herskowitz

Third Street Block 91, Lot 6

Preliminary and Final Major Site Plan for a 5 story office and retail building

#### 9. SD 2162 LS Holdings, LLC

Locust Street Block 1083, Lot 1
Preliminary and Final Major Subdivision to create nine lots

# 10. SD 2163 ARM Developers, LLC

Prospect Street Block 445, Lots 17.01-17.12 & 18

Preliminary and Final Major Subdivision to create twenty lots

#### 11. SD 2164 Barbara Flannery

Atlantic Avenue Block 377, Lots 26.04-26.08

Minor Subdivision to adjust lot lines (no additional lots)

#### 12. SP 2200 Congregation Williams Street

Williams Street Block 411, Lots 12.01, 12.02, & 13

Preliminary and Final Major Site Plan for a synagogue

Applicant is requesting a combined plan review and public hearing at this meeting.

#### 13. SP 2201 Congregation Rachmistrivka Inc.

Delaware Trail Block 2.04, Lots 2.05, 2.06, 22, & 24

Preliminary and Final Major Site Plan for a school

Applicant is requesting a combined plan review and public hearing at this meeting.

#### 14. SD 2146 Mordechai Eichorn

Central Avenue Block 12.04, Lot 48

Minor Subdivision to create three lots

#### 15. SP 2203 Congregation Chabad of Lakewood

Central Avenue Block 12.04, Lot 46.02

Preliminary and Final Major Site Plan for a synagogue and mikva

Applicant is requesting a combined plan review and public hearing at this meeting.

# 7. PUBLIC HEARING

### 1. SD 2145 ARM Realty & Construction

Netherwood Drive Blocks 433, 434, 435, & 436 Preliminary and Final Major Subdivision to create 21 lots

#### 2. SD 2147 DYA Investment & Development Group, LLC

Miller Road Block 11.03, Lots 2 & 90.03 Preliminary and Final Major Subdivision to create 7 lots

#### 3. SP 2187 KG Investments

Chestnut and River Avenue Block 1070, Lots 1 & 3
Preliminary and Final Major Site Plan for a combined retail and office building, existing gas pumps to remain

#### 4. SP 2196AA Simon Schreiber

Tuxedo Terrace

Block 25.07, Lot 53

Change of Use/Site Plan Exemption to convert an existing home into a school

Applicant has requested to table this application until future notice. This project
will not be heard.

# 8. PUBLIC PORTION

# 9. APPROVAL OF MINUTES

Minutes from the August 16, 2016 Planning Board Meeting

# 10. APPROVAL OF BILLS

# 11. ADJOURNMENT

\*The public is advised that the Board has the authority to hold plan review and public hearing for any project in one meeting. This agenda is a draft agenda and is subject to change before and during the meeting as deemed appropriate by the Board.