



**Township of Freehold**  
OFFICE OF THE PLANNING BOARD  
One Municipal Plaza, Freehold, NJ 07728

**REGULAR MEETING AGENDA**  
**June 16, 2016**

The Freehold Township Planning Board will hold a Regular Meeting on Thursday, **June 16, 2016** at 7:00 p.m. in the Municipal Building, One Municipal Plaza, Freehold, New Jersey to consider the following. Formal action may be taken.

1. Call meeting to order.
2. Notice of Open Public Meetings Law.

**“In accordance with the Open Public Meetings Law, (c.231.P.L. 1975), this meeting was announced by posting the notice on the bulletin board reserved for that purpose; by mailing such notice on January 8, 2016 to the official newspapers of the Township and by filing such notice with the Township Clerk.”**

3. Roll Call.
4. Pledge of Allegiance.
5. Approval of Minutes: March 17, 2016

**RESOLUTIONS:**

**Resolution for O-16-6 Land Use Cell Towers.**

The Township Ordinance would implement necessary amendments to Township Code cell tower provisions, which amendments are made necessary by recent regulatory adoptions by the Federal Communications Commission.

**Members Eligible to vote:** Mr. Ammiano, Mr. Cook, Mr. Bazzurro, Mr. Gatto, Mr. Kash, Mr. Shortmeyer, Mr. Bruno, Mr. Kirk, Mr. Coburn, Mr. Asadi and Ms. Kurtz.

**“C” Variance Application # 005-16**

**Kim & Andrew Kiely**

**Block 8.07, Lot 26 – 500 East Freehold Road**

**Members Eligible to vote:** Mr. Ammiano, Mr. Cook, Mr. Bazzurro, Mr. Gatto, Mr. Kash, Mr. Shortmeyer, Mr. Bruno and Mr. Kirk.



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**Capital Project Review # 807-1-16**

**Monmouth County Public Works Complex – Salt Storage Building**

**Monmouth County Board of Chosen Freeholders**

**Block 43, Lot 16.01 – Kozloski Road/Center Street/Route 33**

**Members Eligible to vote:** Mr. Ammiano, Mr. Cook, Mr. Bazzurro, Mr. Gatto, Mr. Kash, Mr. Shortmeyer, Mr. Bruno and Mr. Kirk.

**Soil Removal/Soil Fill Permit # SR-03-16**

**3690 Route 9, LLC**

**Advanced Auto Parts**

**Block 70.05, Lot 12 – 3690 Route 9 South**

**Members Eligible to vote:** Mr. Ammiano, Mr. Cook, Mr. Bazzurro, Mr. Gatto, Mr. Kash, Mr. Shortmeyer, Mr. Bruno, and Mr. Kirk.

**“C” Variance App. # 007-16**

**Michael and Gwen Bain**

**Block 28.15, Lot 5 – 25 Great Bridge Road**

**Members Eligible to vote:** Mr. Ammiano, Mr. Cook, Mr. Bazzurro, Mr. Gatto, Mr. Kash, Mr. Shortmeyer, Mr. Bruno, Mr. Kirk, Mr. Coburn and Ms. Kurtz.

**“C” Variance App. # 008-16**

**Margaret Harrison**

**Block 9, Lot 8 – 105 Waterworks Road**

**Members Eligible to vote:** Mr. Ammiano, Mr. Cook, Mr. Bazzurro, Mr. Gatto, Mr. Kash, Mr. Shortmeyer, Mr. Bruno, Mr. Kirk, Mr. Coburn and Ms. Kurtz.

**NEW APPLICATIONS:**

**One year extension of Final Major Site Plan # 750-05**

**Paragon Freehold Land, LLC – Paragon East**

**Block 72.11, Lots 1.05 and 1.06 – 8 Paragon Way**

**One year extension of Variance and Final Major Site Plan # 767-07**

**Onyx Medical Complex (f/k/a Medical Freehold, LLC c/o Onyx Equities, LLC)**

**Block 69.05, Lot 36.01 – 303 West Main Street**

**“C” Variance Application # 002-16**

**Linda S. Condon**

**Block 102, Lot 5 – 343 Monmouth Road**

Proposal to build a small house on a lot in the R-80 zone that does not abut a street, using a recorded easement for access. Variance for providing frontage.

**“C” Variance App. # 010-16**

**Anton, Robert**

**Block 8, Lot 9 – 155 Robertsville Road**

Proposal to maintain a second storage shed (12' x 24') and a dog shed (12' x 24') on a property in the R-120 Zone.



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**CONTINUED APPLICATIONS:**

**Application #17-15/SP#878-15 MUST ACT BY 6/30/16-WAIVER/EXTENSION**

**New York SMSA Limited Partnership d/b/a Verizon Wireless  
Block 102, Lot 11 – 363 Monmouth Road**

Use Variance and Preliminary and Final Major Site Plan approval for construction of a wireless communications facility consisting of a 120' monopole with antennas and lightning rod at 128' within a 50' x 50' fenced compound with equipment shelter at base.

Reports received by the Board related to these matters are provided with this agenda to the Board members.

**DISCUSSION:**

- Recommendation(s) from the Technical Review Committee regarding applications ready for public hearing.
- Old/New Business.
- Adjournment.