COLTS NECK TOWNSHIP
PLANNING BOARD MEETING
MARCH 14, 2023 MINUTES

Mr. Tobia called the meeting to order by reading the following statement: "As Chairman and Presiding Officer of this meeting of the Planning Board, I hereby declare that the notice requirements of the law have been satisfied by prominently posting on the Township bulletin board a notice of this meeting, and that there has been transmitted a notice to the Asbury Park Press and the Star Ledger and that a copy is on file in the Office of the Township Clerk. This meeting is a quasi-judicial proceeding. Any questions or comments must be limited to issues that are relevant to what the board may legally consider in reaching a decision and decorum appropriate to a judicial hearing must be always maintained. I further order that this public announcement be placed in the minutes of this meeting."

Salute the Flag

Roll Call:

Present: Tobia, Lukowitz, Fitzpatrick, Ruzzuto, Corsi, Stanford Lutkewitte, Penczak, Taeschler and Visci

Absent: Bader

Also Present: Glenn Gerken, P.E.,Timothy Anfuso, P.P., and Mike Steib, Esq.

Approval of Minutes:

Motion to approve the February 7, 2023, Meeting Minutes:

OFFER: Penczak
SECOND: Lukewitte
AFFIRMATIVE: Tobia, Fitzpatrick, Corsi, Lutkewitte Penczak, Taeschler and Visci
NEGATIVE: None

RESOLUTIONS:

1. **PB741 – Gutierrez – Block 9, Lots 2.01 & 2.08 – 15 Evergreen Lane & 75 Willowbrook Road**
   Memorialization of a Resolution granting a 90-day extension of time to the Agricultural Division of land transferring 10.99 acres from Lot 2.08 to Lot 2.01 in the AG Zone.

OFFER: Corsi
SECOND: Lutkewitte
AFFIRMATIVE: Tobia, Fitzpatrick, Corsi, Lutkewitte Penczak, Taeschler and Visci
NEGATIVE: None

2. **PB751 – Antler Ridge – Block 22, Lots 6 & 7 – 91 Montrose Road**
Memorialization of Resolution granting a one-year extension of time to the two lot Minor Subdivision with Variances in the A-1 Zone.

OFFER: Taeschler
SECOND: Penczak
AFFIRMATIVE: Tobia, Fitzpatrick, Corsi, Lutkewitte Penczak, Taeschler and Visci
NEGATIVE: None

ADMINISTRATIVE ITEMS:

None

OLD BUSINESS:

None

NEW BUSINESS:

1. **PB756 – Morabito – Block 9, Lot 17 – 785 Route 34**
Application for Preliminary & Final Major Subdivision Approval with Variances for a two lot subdivision following the flag lot provisions of the A-1, Agricultural / Residential Zone.

Two correspondences were received regarding this application. The first was a March 3, 2023 correspondence from John Giunco Esq., attorney for the applicant, requesting the application be carried to April 11, 2023. The second was a March 7, 2023 correspondence from Mr. Robert Shea Esq., attorney for the objector, requesting the meeting be carried to May 9, 2023.

Mr. Steib announced that this application is being carried to May 9, 2023 at 7:30 p.m. in this room without the need for further Notice.

Chairman Tobia requested Planner Anfuso advise both parties that if this application is not advanced during the May 9, 2023 hearing the Planning Board will Dismiss the Application without Prejudice due to lack of prosecution.

DISCUSSION:

None

MOTION TO ADJOURN

A motion to adjourn was made by Mr. Tobia at 7:10 p.m., seconded by Mr. Lutkewitte and unanimously carried.

I hereby certify that the above is a true and exact copy of the Planning Board Meeting minutes for the meeting conducted on March 14, 2023, adopted by the Planning Board of the Township of Colts Neck at its meeting held on April 11, 2023.

Timothy Anfuso, Secretary
Planning Board of the
Colts Neck Township