



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

REGULAR MEETING AGENDA
May 17, 2018

The Freehold Township Planning Board will hold a Regular Meeting on Thursday, May 17, 2018, 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 22, 2018 to the official newspapers of the Township and by filing such notice with the Township Clerk.”
3. Roll Call.
4. Pledge of Allegiance.

RESOLUTIONS:

Resolution for O-18-6: An Ordinance Amending Chapter 190 (Land Use) Article XVI (Telecommunications Towers and Antennas), Section 190-172 (Preexisting Towers and Facilities) of the Revised General Ordinances

This ordinance would provide fees and compensation for collocation applications preexisting telecommunications towers and facilities.

Members Eligible to vote: Mayor Ammiano, Mr. Bazzurro, Mr. Bruno, Mr. Coburn, Mr. Gatto, Ms. Jahn, Mr. Kash, Mr. Preston, Mr. Shortmeyer, Ms. Kurtz, Mr. Asadi and Mr. Levy.

NEW APPLICATIONS:

Amended Preliminary and Final Major Site Plan # 300-2-18

Lester Glen Chevy

AGK Chevy, LLC

Block 70.05, Lot 14 – 3712 Route 9

Proposal to revise the previously approved retaining wall as part of the approvals for the new car dealership.

Minor Site Plan # 609-3-18 and Variance Application # 003-18

Tommy’s Tavern and Tap (Project)

Tommy’s at Freehold, LLC (Applicant)

Majestic Empire Holdings, LLC (Owner)

Block 71, Lot 18 – 3492 Route 9



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Proposal to renovate the existing TGI Fridays and construct an addition of a 93 seat three-season, outdoor dining area, including an outdoor bar, outdoor music/entertainment area, outdoor dining area, outdoor garden seating area, all covered with a pergola. This site previously obtained Conditional Use and Site Plan approval for TGI Fridays under Site Plan # 609-95 and SP# 609-1-98.

Preliminary and Final Major Site Plan # 894-17 and “D” Variance # 011-17

Freehold Skin Clinic & Cancer Center (Project) (Must Act by 5/18/18)

Centurion Real Estate Holding II, LLC (Applicant)

Block 52, Lot 3 – 145 Moreau Avenue

Proposal to remove/demo an existing garage structure and construct an addition (approximately 1,320 square feet) to the existing building on the property. A use variance is being sought to allow for a second floor apartment in the existing building for part-time use by a doctor who lives outside the area.

Variance Application #006-18 (“C” and “D”)

Caracappa, Michael/Suzanne

Block 85.56 Lot 20 – 62 Harvard Oval

Construction of an addition to home to serve as a mother/daughter home (use variance). Home is on a corner lot and the addition would encroach into the side (2nd front) yard setback requirements. Property is in the R-25 Zone but was developed under the R-15 Zone requirements.

Bifurcated Use Variance Application # 010-18 (Ref. # 439-2-18)

Raintree Associates (owner)

Kaplan Companies – Self Storage Building

Block 86, Lot 12.01 – 200 Village Center Drive (Rt. 537)

Use variance request to permit a two story self-storage facility containing 86,756 square feet – use is not permitted in the B-10 zone. Application is for the self-storage use and for the FAR variance relief only. All other relief will be requested under site plan approval subject to Board approval for the “D” Variances.

DISCUSSION:

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