A meeting of the Brick Township Planning Board

was held on June 23, 2021 in the Township of Brick Municipal Building, 401 Chambers Bridge Road, virtually through ZOOM

The meeting was called to order at 7:00 pm.

Notice of Public Meeting

Let the minutes reflect that adequate notice for holding this meeting was provided in the following manner:

By resolution of the Brick Township Planning Board on January 13, 2021. The notice was posted on the Bulletin Board in the Municipal Building, forwarded to the official newspaper, filed with the Township Clerk as required by the Open Public Meetings Law.

Chairman Cooke, called the meeting to order at 7:00 PM.

Chairman Cooke led the Pledge of Allegiance.

**MEMBERS PRESENT**

Bernard Cooke

Matthew Fagen

Councilman Mummolo

Cosmo Occhiogrosso

Kevin Nugent

William Philipson

Joanne Lambusta-Alt #1

Daniel Ward– Alt #2

**ABSENT:**

Kevin Aiello

Brad Clayton

George Osipovitch

**ALSO PRESENT**

Harold Hensel, Esq., Board Attorney

Donald Parks, P.E., ARH Associates, Board Engineer

Denise Sweet, Court Reporter

Tara Paxton, PP/AICP, Township Planner

Pamela O’Neill, Secretary

**VOUCHERS**

A motion was made by Coucnilman Mummolo and seconded by Mr. Occhiogrosso to approve the vouchers.

In favor: Councilman Mummolo, Mr. Occhiogrosso, Mr. Philipson, Mr. Fagen, Mr. Nugent, Mr. Ward, Ms. Lambusta, Mr. Cooke.

**OLD BUSINESS:**

**Resolutions:**

**PB-2868-MS-V 3/2021**

**Rossics & Russo Assoc. LLC**

**Block 576 Lot 27**

**488 Monmouth Ave**

**Minor Subdivision w/Variance**

A motion to approve the resolution was made by Mr. Occhiogrosso and seconded by Mr. Philipson.

In favor: Councilman Mummolo, Mr. Occhiogrosso, Mr. Philipson, Mr. Fagen, Mr. Ward, Mr. Cooke.

Resolution R-23-2021 was approved.

**Resolution Approving Settlement Agreement:**

**385 ADAMSTON , LLC v. BRICK TOWNSHIP ZONING BOARD OF**

**ADJUSTMENT, BRICK TOWNSHIP PLANNING BOARD, LYNETTE A.IANNARONE IN HER CAPACITY AS TOWNSHIP CLERK AND BRICK**

**TOWNSHIP, DOCKET Nos. OCN-L-002007-19, A-1140-2012**

A motion to approve the resolution was made by Councilman Mummolo and seconded by Mr. Occhiogrosso.

In favor: Councilman Mummolo, Mr. Occhiogrosso, Mr. Philipson, Mr. Fagen, Mr. Ward, Mr. Cooke.

Resolution R-24-2021 was approved.

**NEW BUSINESS:**

**AN ORDINANCE OF THE TOWNSHIP COUNCIL OF THE TOWNSHIP OF BRICK, COUNTY OF OCEAN AND THE STATE OF NEW JERSEY AMENDING AND**

**SECTION 245-314 OF THE TOWNSHIP LAND USE CODE ENTITLED “PROHIBITED, EXEMPT AND PERMITTED SIGNS”**

Presented by Tara Paxton, Municipal Planner

A motion to approve the ordinance resolution was made by Councilman Mummolo and seconded by Ms. Lambusta.

In favor: Councilman Mummolo, Mr. Occhiogrosso, Mr. Philipson, Mr. Fagen, Mr. Nugent, Ms. Lambusta, Mr. Ward, Mr. Cooke.

Resolution R-25-2021 was approved.

**PB-2869-MSP-V 3/21**

**Tahishi, LLC**

**Block 1038 Lot 1.05**

**2085 Route 88**

**Minor Site Plan w/Variance**

Nicholas Montenegro, Esq. and Jeffery Carr, P.E. P.P, appeared on behalf of the applicant. Mr. Montenegro testified the applicant is proposing four solar panels and canopies on the site. The canopies will be angled away from the buildings with the solar panels located on top.

Mr. Carr was sworn in. Mr. Carr explained the structure that is proposed on the existing site consists of steel columns and framing, and meets all zoning requirements. Mr. Carr went over the report issued from ARH and Associates, he explained that the variances for maximum building coverage and maximum impervious coverage are an existing condition and they will not be changed by the proposed solar panels. Mr. Carr also explained the improvements that will be on the site which include drainage with rainfall recharge areas, as well as the benefits of the solar panels and the utilization of renewable and clean energy on the site. The applicant is also proposing landscaping and modifications to the trash enclosure area which will increase the setback for the dumpster. The dumpster currently sits at 3ft and the modifications will increase to 4 ft from the rear yard.

Tiku Patel, was sworn in. Mr. Patel is a representative of the applicant and testified he will be doing work and repairs to the building as stated in Ms. Paxton’s report. Mr. Patel agreed to within one year of approval and construction he would execute the façade renovations as requested.

The Chairman opened the meeting for public comment, questions or emails that may have come in.

Seeing there was no public comment the Chairman then closed the public portion of the meeting.

A motion to approve the application was made by Mr. Occhiogrosso and seconded by Councilman Mummolo.

VOTING IN THE AFFIRMATIVE

Councilman Mummolo, Mr. Occhiogrosso, Mr. Philipson, Mr. Fagen, Mr. Nugent, Ms. Lambusta, Mr. Ward, Mr. Cooke.

**ADJOURNMENT**

A motion to adjourn the meeting by Mr. Occhiogrosso and all were in favor.

The meeting was adjourned at 8:12 pm.

Respectfully submitted by:

Lauren J. Frank