



BOROUGH OF OCEANPORT

PLANNING/ZONING BOARD

AGENDA • APRIL 13, 2021

Regular

REMOTE/VIRTUAL

7:00 PM

Clement V. Sommers Municipal Building, 910 Oceanport Way, Oceanport, NJ 07757

I. Call to Order

II. Board Policy

- It is Board Policy that no application will be opened after 9:30 P.M.
- No new testimony will be taken after 10:00 P.M., except at the discretion of the Board.

III. Open Public Meetings Statement

This meeting complies with the Open Public Meetings Act by adequate and electronic notification on January 22, 2021 of this virtual/remote meeting and its location, date and time to the Asbury Park Press, Star Ledger and Two River Times and by the posting of same on the municipal bulletin board and Borough's Web Site. This meeting is also being broadcast on the Borough's Local Public Access Channel, Verizon FiOS Channel 28. Members of the general public can register for meetings from the Borough website at www.oceanportboro.com by scrolling to the bottom of the homepage and clicking "REGISTER for Planning Board Virtual Meetings". Registering allows the general public to view and participate in meetings on their computers, smart phones and tablets. Once registered, members of the general public will be muted upon entry to a meeting. Registration allows a member of the general public to participate during the public portions of a meeting by using one of the following options:

(a) Use the Raise Your Hand Feature in the Go-to-Webinar toolbox to be acknowledged for an opportunity to speak. Once recognized and advised to speak, members of the general public may need to unmute themselves to participate in the meeting.

(b) call the Borough's Public Comments Line at (732)-272-8337. The Public Comments Line is only answered during the livestream broadcast of a meeting when the Chairman has opened the meeting to the public. A caller to the Public Comments Line must provide his or her name and address in order to participate in a meeting. Once this information is provided, callers will either be admitted to speak at the meeting immediately or they will be called back by the Board Secretary at the appropriate or designated time so that they can speak. Speakers participating through the Public Comments Line will be placed on speaker and all comments made will be part of the digital record of the meeting.

The instructions for Public Participation in the Borough's meetings are also available on the Borough's website at www.oceanportboro.com.

IV. Flag Salute

V. Roll Call

VI. Board Business

1. Report of Pending Applications
2. Administrative Request for Interpretation - 390-12 Definition of Accessory & Structure - *Added on Late*

VII. Old Business

1. PB2020-01 Sempkowski, Anthony
74 Cayuga Ave
Block 27, Lot 9
Bulk Variance(s)

CARRIED from February 23, 2021

2. PR-21-13 Resolution of Approval - Oport Partners - *Added on Late*

VIII. New Business

1. PB2020-30 Meyer, Brianna
15 Ticonderoga Ave
Block 32, Lot 9
Variance Relief for Construction of Single Family Home

- Minimum Lot Area - 12,000 sf required; 4,000 sf existing non-conformity.
- Minimum Lot Width - 120 feet. required; 40 feet existing non-conformity.
- Side Yard Setback - 10 feet and 25 feet combined required, 10 feet and 20 feet combined proposed.
- Minimum Habitable Floor Area- requirement is 1,150 sf on first floor and total of 2,000 sf, proposed 800 sf on first floor and a total of 1,600 sf.

IX. Petitions from the Public

X. Adjournment