



BOROUGH OF OCEANPORT PLANNING BOARD

REGULAR MEETING • AGENDA

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

JULY 14, 2026 at 7:00 PM

1. **Call to Order**
2. **Open Public Meetings Statement** In accordance with New Jersey law, Notice of the within meeting has been published in the Asbury Park Press and the Two River Times. Additionally, in accordance with New Jersey Law, Notice of the meeting was also published on the Municipal website and the New Jersey Secretary of State website. The Notice was also placed on the Municipal bulletin board. As a result, the within meeting complies with the prevailing requirements of the Open Public Meetings Act.
3. **Flag Salute**
4. **Board Policy**
 - It is Board Policy that no application will be opened after 9:30 PM.
 - No new testimony will be taken after 10:00 PM, except at the discretion of the Board.
5. **Roll Call**
6. **Board Business**
 - 6.1. Ordinance Referral from Borough Council - Ordinance #1127
Ordinance Amending The Definition Of Impervious Coverage and Fence Requirements For Swimming Pools
Determination on Master Plan Consistency
 - 6.2. Ordinance Referral from Borough Council - Ordinance #1129
Ordinance Amending Off Street Parking Regulations For Trailers and Recreational Vehicles
Determination on Master Plan Consistency
7. **Approval of Minutes**
8. **Resolutions**
 - 8.1. PR-26-22 Resolution of Approval, 59 Monmouth Blvd LLC, 59 Monmouth Blvd
9. **Old Business**
10. **New Business**
 - 10.1. PB2026-07 Douglas and Deborah Peterson
Block 23, Lot 10
164 Comanche Drive
Proposed construction of a new covered front porch with proposed steps, a concrete pad and removal of a walkway. Property is situated on a corner lot, and existing dwelling is currently a non-conforming structure

10.2. PB2026-09 Celina Eosso-Curti

Block 114, Lot 8

26 Willow Court

Proposed one-story addition on the rear dwelling of the house under Phase 1, proposed second-story addition to the entire house under Phase 2, non-conforming shed where 10 feet is required, the existing shed provides 2.8 feet

Maximum Impervious Coverage- 40% permitted, 38.58% existing, 40.86% proposed

10.3. PB2024-04A Fort Monmouth Business Center, LLC - Allison Hall Parcel

Block 110, Part of Lot 1

Reconsideration of Approval for Mechanical Rooftop Screening

10.4. PB2025-01 Keith Salnick

Block 73, Lot 8

60 Shore Road

Third Extension request of substantial improvement relief

11. **Petitions from the Public**

12. **Adjournment**