

**AGENDA
SEA GIRT PLANNING/ZONING BOARD
REGULAR MEETING
WEDNESDAY, SEPTEMBER 18, 2019**

CALL TO ORDER: 7:00 p.m.

**COMPLIANCE
STATEMENT:**

In compliance with the "Open Public Records Act", Chapter 231, Public Law 1975, Section 5, adequate notice of this meeting has been given to the official newspapers of the Sea Girt Planning Board, posting a notice in a public place as required by law and filing the notice with the Borough Clerk.

**PLEDGE OF
ALLEGIANCE**

ROLL CALL

**APPROVAL OF
MINUTES:**

August 21, 2019

OTHER BUSINESS:

Consideration of Resolutions concerning downtown options/rezoning.

NEW BUSINESS:

Appeal hearing for Block 8, Lot 12, appeal of Zoning Officer's decision to allow pool construction at 800 First Avenue. If appeal upheld, then the Board will hear a variance application to allow the pool to remain. Appeal filed by Carolyn Monte, property owners, Adam & Jeanne Perle.

Application for Use Variance relief for Block 18, Lot 18, 5 First Avenue, owned by Michael O'Neill Revocable Trust, to allow the demolition of the existing home and construction of a new single-family home. Building Coverage – 20% maximum allowed, 23.2% proposed. Window Well – window wells on the north side of the proposed dwelling

encroach into side yard setback. Building Height – 35 feet maximum allowed, 39.5 feet proposed (creates Use Variance). Freestanding Garage Height – 16 feet maximum allowed, 19 feet proposed. Three to four feet change of grade proposed, approval needed. Coping Elevation of Pool – no higher than 12 inches above the unaltered existing ground elevation – 16.25 feet proposed.

Application for variance relief for Block 55, Lot 6, 302 Stockton Boulevard, owned by John Gelson, to allow the renovation of existing garage, add a bonus room above the garage & expand dining area. Lot Depth- 150 feet required, 92.98 feet existing & proposed. Lot Size – 7,500 square feet required, 6,973 square feet existing & proposed. Lot Coverage – 20% maximum allowed, 21.3% existing & 27.16% proposed. Front Yard Setback – 40 feet required, 25 feet existing, 32 feet proposed to bonus room dormer. Rear Yard Setback – 30 feet required, 13.6 feet existing & proposed. Side Yard Setback – 22.5 feet total required, 17.3 feet existing & proposed. Drywells required due to lot coverage.

ADJOURNMENT

Next meeting scheduled for Wednesday, October 16, 2019