

TOWNSHIP OF MIDDLETOWN

Planning Board
3 Penelope Lane
Middletown, NJ 07748-2504

JOHN DEUS
Chairman



Organized December 14, 1667
"Pride in Middletown"

SANYOGITA S. CHAVAN, P.P., A.I.C.P.
Director of Planning

ERIN URIARTE
Board Secretary

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AGENDA

MIDDLETOWN TOWNSHIP PLANNING BOARD
MEETING TIME 6:30 P.M.
MAIN MEETING ROOM
JUNE 5, 2019

MR. JOHN DEUS
Class IV Member

MR. CARL RATHJEN
Class IV Member

MR. KEVIN COLANGELO
Class IV Member

MR. FRANK WILTON
Class IV Member

MR. DAVID MERCES
Class IV Member

MR. HOWARD BREY
Class I/Mayor's Designee

MR. PAUL CRUPI
Class II/Public Official Member

MRS. PATRICIA SNELL
Class III/Township Committee Member

MR. ALEX CZAPLICKI
Alternate #2

MR. VLAD BERSON
Alternate #1

AGENDA FOR REGULAR MEETING OF THE PLANNING BOARD

1. CALL MEETING TO ORDER
2. OPENING STATEMENT BY THE CHAIRMAN
3. SALUTE TO THE FLAG
4. READING OF THE AGENDA BY THE SECRETARY
5. APPROVAL OF MINUTES – February 20, 2019; March 6, 2019; April 17, 2019, May 1, 2019, May 15, 2019
6. APPROVAL OF RESOLUTIONS – #2018-103, Golden Rule Property Solutions, LLC
#2018-205, 700 Newman Springs Road, LLC
#2016-403, Block 1002, Lot 75, LLC
7. OPEN MEETING TO THE PUBLIC FOR NON-AGENDA ITEMS

ADMINISTRATIVE MATTERS

Payment of Vouchers

OLD BUSINESS

#2018-100 – Archer Management; Block 615, Lot 81; 207 Harmony Road; Located in the B-3 Zone; Applicant is seeking approval to subdivide existing Lot 81 containing a total area of +/- 10.258 acres into two (2) new commercial lots, Lots 81.01 and 81.02, and one undeveloped lot, 81.03. **APPLICATION HAS BEEN WITHDRAWN BY THE APPLICANT.**

Decision due by June 5, 2019.

#2018-211 American Properties at Middletown, LLC; Block 600, Lots 34, 35.01 & 35.02 (Middletown Township), Block 51, Lot 14 (Holmdel Township); Taylor Lane and Highway 35; Located in the RMF-3 Zone District; Applicant is seeking amendments to the Preliminary and Final Major Subdivision and Site Plan Approval granted by this Board in 2015 to subdivide an existing 31.01 existing tract at Taylor Lane and Highway 35 into two (2) residential tracts, and construct a mix of market rate and affordable residential units in the Residential Multifamily (RMF-3) Zone. The current application proposes 176 units (140 market rate, 36 affordable units). Twenty-five (25) buildings for 140 townhomes, and two (2) buildings for 35 affordable units.

Decision due by June 5, 2019

#2019-200, Village 35, LP; Block 825, Lots 53-57, 58-68, 69.01, 72-79 & 81; located in the Circus Liquors Redevelopment Area; 761-853 Route 35. Applicant is requesting preliminary and final major subdivision and major site plan in accordance with the Circus Liquors Redevelopment Plan. The applicant is seeking site plan approval to construct seven (7) buildings totaling 342,000 square feet of commercial development.

Decision due June 5, 2019

NEW BUSINESS

#2018-101 - 452 Seventh Avenue, LLC; Block 720, Lot 3; 452 Seventh Avenue; Located in the R-10 Zone – Applicant is seeking Extension of Minor Subdivision Approval Granted November 7, 2018

Decision due by June 5, 2019.

ADJOURNMENT

<u>Planning Board Resolutions</u> June 5, 2019	Brey	Colangelo	Crupi	Czaplicki	Deus	Merces	Rathjen	Snell	Wilton	Berson
#2018-103 GOLDEN RULE PROPERTY SOLUTIONS					X	X	X	X	X	X
#2018-2015, 700 NEWMAN SPRINGS ROAD	X	X		X	X		X	X		X
#2016-403, BLOCK 1002 LOT 75	X			X	X		X	X		