

**Bradley Beach Planning Board
701 Main Street
Bradley Beach, NJ 07720
732-776-2999 Ext. 1017**

**Regular Meeting Agenda
Thursday, February 22, 2018 at 6:30 PM**

This regular meeting of the Bradley Beach Planning Board is now called to order.

At this time, I would ask everyone to please silence all cell phones and other paging devices, as they are distracting to others.

I. Pledge of Allegiance

II. Open Public Meetings Act:

The 48-hour notice, as required under the Open Public Meetings Act, has been met as notice of this meeting was emailed on August 1, 2017 and published in the Asbury Park Press, The Coast Star, and the Coaster, a copy has been placed on the bulletin board in the Borough Office, and a copy has been filed with the Borough Clerk.

III. Roll Call:

William Psiuk, Chair	Norman Goldfarb	Meredith DeMarco
Rafael Albanir, Vice Chair	Marc Rosenthal	Alan Gubitosi
John Weber	Douglas Jung	Paul Williams
George Waterman	Jane DeNoble	

Also Present: Mark Steinberg, Esq. - Attorney to the Board
Gerald Freda, PE, PP, CME - Board Engineer
Jennifer C. Beahm, PP, AICP – Board Planner

IV. Appointed and Re-Appointed Board Members to be Sworn in.

V. Approval of Minutes:

- a. Regular Meeting Minutes of January 25, 2018

VI. Resolutions to be memorialized:

- a. **Approval of Amended Preliminary and Final Site Plan for PB-B59-L9-12-01-15A – Brielle Developers, LLC** – Block 59, Lots 9-12 – 301 Main Street and 704 ½ Third Avenue

Those Members Eligible: *Alan Gubitosi, Douglas Jung, Marc Rosenthal, George Waterman, John Weber, Rafael Albanir, and William Psiuk*

VII. Applications under consideration for this evening: None.

VIII. Master Plan Discussion (Continued from January 25, 2018 meeting):

- a. Revised Proposed Ordinance for Non-Conforming Uses, Structures, and Lots
 - i. Language has been revised and/or eliminated as per the recommendations of the Board on January 25, 2018.*
- b. Discuss Item #8 of Memo – Graduated Housing Plan
 - i. Since the Board as a whole agreed with the concept of the plan, Jennifer Beahm has revised the table as requested by the Board*
- c. Discuss Item #10 of Memo – Density Standards

IX. Adjournment:

- a. Next scheduled meeting will be our **Regular Meeting on Thursday, March 22, 2018 at 6:30 PM** here in the Municipal Complex Meeting Room.
- b. With no further business before the Board a motion to adjourn was offered by _____ to be moved and seconded by _____, meeting closed at _____ PM.

