A. SALUTE TO THE FLAG

B. ROLL CALL, DECLARATION OF QUORUM

C. SUNSHINE ACT STATEMENT: This meeting was advertised in the Asbury Park Press, posted on the Township’s bulletin board as required by the “Open Public Meeting Act”.

D. Please be advised that there is to be **NO SMOKING** in this building in accordance with New Jersey Legislation.

E. Discussion

Request from Holiday Heights Homeowners Association to review sample approval letter from Homeowner’s Association regarding three and four season rooms.

F. Agenda

1. **Concepcion, Jamie & Bryna**
   
   Application: Elevate Two Dwellings and Construct Elevated Decks
   Block: 1716 Lot: 2352
   Location: 203 23rd Avenue
   Zone: R-50

   Denial Reads: “Applicant proposes to construct 2 front yard decks on a corner lot that will leave a 6.7’ and 7.6’ front yard setbacks and a rear yard deck that will attach the principal structure to detached structure that will leave a 3.5 rear & side yard setback for the principal structure where 20’ and 5’ are required respectively.”

2. **R. Stone & Company (Diocese of Trenton)**
   
   Application: Use Variance – Multi Family 78 Unit Condominiums
   Block: 1014 Lot: 26.01
   Location: Route 9
   Zone: R-400 & CN-C Corridor Node Overlay Zones

   Denial Reads: “Applicant proposes to construct a PUD that will not include non-residential uses which are required in the CN-C Zone.”

G. Vouchers

   Alexander Pavliv, Esquire
   Remington, Vernick & Vena
   T & M Associates
   Linda Sullivan Hill

H. Resolutions

   Jeffrey Jerman – BOA #14-5642
   Khichi, Narendra & Shobha (CDN Marine) – BOA #16-5737
   Angela Sciara - BOA #16-5725

I. Adjournment