

MATAWAN PLANNING BOARD
REGULAR MEETING

DATE: November 20, 1995

TIME STARTED: 7:30 P.M.

TIME ENDED: 8:40 P.M.

IN ATTENDANCE: Mr. R. Strang
Mr. E. Schlotzhauer
Mayor R. Shuey
Mrs. E. Rinear
Mr. J. Springer
Mr. J. Sullivan
Mr. K. Groody
Mr. R. Clifton
Mr. J. Duffy
Mr. P. Buccelato

ALSO IN ATTENDANCE: Mr. L. Nebenzahl AICP, P.P., THP, Inc.
Mr. R. Bucco, Board Engineer
Pam Penniplede, Board Clerk

The meeting was called to order by Chairman Robert Strang pursuant to Section 5 of the Open Public Meeting Act, and stated notice having been posted in the Asbury Park Press and on the bulletin board in Borough Hall.

Roll Call was taken.

Pledge of Allegiance.

Approval of Planning Board meeting minutes of September 18, 1995.

NEW BUSINESS: Application from Mr. and Mrs. Lee-Canaan Farms
(formerly Bob's Green Acres, Highway 34, Matawan, N.J.)

Mike Pucci, engineer representing Canaan Farms was sworn in and presented the proposed plan. Canaan Farms will be a retail fruit and vegetable store with operating hours from Monday to Saturday, 7:00 a.m. - 9:00 p.m. with the exception of Friday and Saturday evenings, hours may extend until approximately 10:00 p.m.

The proposed retail store will be using the existing building with improvements explained by Mr. Pucci and may require the following waivers/variances:

1. Parking
2. Drainage
3. Loading space requirements
4. ADA Van access
5. Tree planting over 6'
6. Garbage pickup schedule

Newspaper publication will be made by December 8, 1995 and notification to all resident within 200' will be made for Public hearing for this application proposal to be heard at the December 18, 1995 Planning Board meeting.

Mayor Shuey announced that the Borough Council passed an ordinance eliminating the Zoning Board effective January 1, 1996. Some zoning board members who wish to remain active will be used as alternates on the Planning Board. Mayor Shuey requested that Mr. Nebenzahl present the Planning Board with a report outlining zoning ordinances at the December 18, 1995 meeting.

Mr. Nebenzahl stated that a re-examination report must be done and he will mail a copy of the re-examination report to each board member for review which can hopefully be adopted at the December 1995 meeting.

OPEN TO PUBLIC: No public business.

Motion was then made by Mayor Shuey and seconded by Mrs. Rinear to adjourn this meeting. The Planning Board meeting of November 18, 1995 was adjourned at 8:30 p.m.

END OF MINUTES

The next Planning Board meeting will be held on Monday, December 20, 1995 at 201 Broad Street, Matawan, N.J. at 7:30 P.M.

PREPARED BY:


Pamela J. Penniplede, Board Clerk

c: Mr. R. Strang, Board Chairman
Mr. J. Springer, Board Vice Chairman
Mr. E. Schlotzhauer, Board Secretary
Mrs. E. Rinear
Mayor R. Shuey
Mr. P. Buccelato
Mr. J. Sullivan
Mr. K. Groody
Mr. J. Duffy
Mr. R. Clifton
Mr. B. Smith
Mr. P. Kramer, Fire Official
Mr. R. Bucco, Board Engineer
Mr. J. Stockel, Board Attorney
Mr. L. Nebenzahl, Board Planner
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