

**Millstone Township Municipal Meeting Room  
215 Millstone Road @7:30 p.m.  
Millstone Township, New Jersey 08535**

**MILLSTONE TOWNSHIP  
PLANNING BOARD  
AGENDA UPDATE  
JANUARY 13, 2010**

**ELECTION OF OFFICERS:**

CHAIRMAN: MITCH NEWMAN  
VICE CHAIRMAN: CHRIS PEPE  
SECRETARY: PAM D'ANDREA

**PROFESSIONALS:**

ATTORNEY: MICHAEL B. STEIB, ESQ.  
ENGINEER: MATT SHAFAI, P.P., P.E., OF LEON S. AVAKIAN, INC.  
PLANNER: RICHARD T. COPPOLA, P.P. OF COPPOLA AND COPPOLA  
LANDSCAPE ARCHITECT: DANIEL DOBROMILSKY, CLA, PP, CTE OF  
DOBROMILSKY & ASSOCIATES  
CT REPORTER: ANGELA C. BUONANTUONO  
DESIGNATION OF THE OFFICIAL NEWSPAPERS: Asbury Park Press  
The Messenger Press

**REGULAR MONTHLY MEETING SCHEDULE**

To be held on the following dates in 2010 and the first meeting date in 2011 at 7:30 p.m. in the Municipal Meeting Room located at 215 Millstone Road, Millstone Township, New Jersey.

January 13, 2010	July 7, 2010
February 10, 2010	August 11, 2010
March 10, 2010	September 22, 2010
April 21, 2010	October 13, 2010
May 12, 2010	November 22, 2010 (Monday)
June 9, 2010	December 8, 2010
	January 12, 2011

**APPROVAL OF MINUTES:** November 23, 2009

**RESOLUTIONS:**

**P05-30 512 ROUTE 33, LLC** – Block 22, Lot 7. Located on Route 33. 9.23 acres in the HC Zone. Applicant received Preliminary and Final Major Site Plan approval to construct a 15,925 s.f. retail center and 3,200 s.f. bank on 10-11-06. Applicant received Minor Subdivision approval associated with the bank on 3-12-08. Applicant is seeking an Extension of Time to perfect both the site plan and the subdivision. Extension granted 11-23-09.

**P07-03 TOTAL STONE** – Block 53, Lot 4. Located at Red Valley Road and Trenton-Lakewood Road. 28.7 acres in the BP Zone. Applicant received Final Major Subdivision approval for a 7-lot subdivision for existing building, private road and 5 new

building lots 8-8-08. Applicant returns to the Board for an Extension of time. .  
Extension granted 11-23-09.

**P06-06 PERL ACRES NORTH** – Block 54, Lot 5.01. Located on Route 526. Previously Zoned R-130 consisting of 44.69 Acres. Applicant received Preliminary Major Subdivision approval to subdivide 11 residential lots received 4-23-03. Applicant Received Final Approval Resolution Memorialized 4-11-07. First Extension of Time commencing 4-11-09 granted through 4-11-10. Applicant seeks 2<sup>nd</sup> one-year Extension of Time to perfect the Subdivision. Zone presently RU-P. Extension granted 11-23-09.

**P06-07 PERL ACRES SOUTH** – Block 55, Lot 2, - Located on Route 526. Previously Zoned R-130 consisting of 158.2 acres. Applicant received Preliminary Major Subdivision approval for a 43-residential lot subdivision and 2 lots for Township dedication received 6/25/03. Final Approval granted Resolution Memorialized 4-11-07. First Extension of Time commencing granted through 4-11-10. Applicant seeks 2<sup>nd</sup> one-year Extension of Time to perfect the Subdivision. Zone presently RU-P. Extension granted 11-23-09.

**NEW APPLICATION:**

**P09-10 – MILLSTONE TOWNSHIP** – Block 57.01, Lot 19.04 (located at 534 Monmouth Road) and Lot 20 (located at 6 Novad Court) consisting of 1.22 acres located in the R-130 (Rural Preservation) Zone. The Township of Millstone makes application for minor subdivision approval and bulk variance relief for purposes of combining two existing lots and creating two new lots. The applicant further requests preliminary and final major site plan approval to for purposes of constructing a one-story building, consisting of approximately, 3,004 square feet and is 18.5 feet in height, which will house a six (6) bedroom alternative living arrangement (group home) for six developmentally disabled young persons, as defined and regulated by the New Jersey Council On Affordable Housing (COAH) and as permitted in accordance with N.J.S.A.40:55D-66.1. Application Approved.