



AGENDA

MONDAY, NOVEMBER 4TH, 2024

TIME: 5:30 PM – WORKSHOP

TIME: 6:00 PM – MEETING

- Salute to the Flag

Adequate notice has been given of this meeting by notification of the Asbury Park Press, Star Ledger, and placed on the bulletin board in the Municipal Building of the Borough of Keansburg.

- Roll Call:

Mr. Sean Tonne ___	Mr. Michael Donaldson ___	Ms. Eileen Enright ___
Ms. Catherine Ryan ___	Mr. John Donohue ___	Mr. Daniel Shields ___
Mr. Raymond Preston ___	Mr. Michael Mankowski ___	Mr. Dominick Grasso ___
Alternates:	Mr. Michael Flynn ___	Ms. Jennifer Perkel ___
Mr. Yuro – Board Engineer	Mr. Kennedy – Board Attorney	Mr. Striedl – Zoning Officer

Applications:

- **2022-01 2 Carr Urban Renewal LLC, RDS Realty Keansburg LLC, 260 Beahway-10&12, 16, 18-20, 22-28,30, 34 Carr Ave (Raritan Ave & Seabreeze Way)-** Request for extension of time to perfect minor subdivision (Letter received on 11/1/24)
- **2024-19 33 CENTER AVE, BLOCK:21 LOT:38/Real Opps KB, INC -** Bulk Variance to construct a new single-family dwelling.
- **2024-21, 212 TWILIGHT AVE BLOCK:127 LOT:21/Leap Builders INC-**Minor Subdivision/ Bulk Variance to construct 2 Single-Family dwellings.
- **2024-20 82-84 RARITAN AVE, BLOCK:54 LOT:15/Hava Realty, LLC-**Use Variance and Bulk Variance to elevate 2 existing single-family dwellings while adding additions.

Resolution for Memorialization:

- **2024-17 40 TWILIGHT AVE, BLOCK: 32 LOT:19/ Sunlight development, LLC-** Use Variance to add 3 additional off-street parking.



Borough of Keansburg
Planning Board of Adjustment
 29 Church Street, Keansburg, NJ 07734

- **2024-03 5 OCEANVIEW AVE, BLOCK:16 LOT:23/KB 5 Ocean Partners, LLC- D-2** Variance for a 2-family Dwelling. (HEARD 4/29/24 & 8/12/24) (Denied 8/12/24)

BILLS:

GENERAL BOROUGH	GENERAL	\$1,456.00	K. KENNEDY
QURESHI	37 CHURCH STREET	\$194.00	T&M ASSOCIATES
CHRISTOPHER KAIN	5 LINCOLN COURT	\$28.00	K. KENNEDY
ROMEO DRAGHICI	27 WILLIS AVE	\$420.00	K. KENNEDY
SANDY BEACHES, LLC	29 WOODLAND AVE	\$280.00	K. KENNEDY
		\$780.00	T&M ASSOCIATES
JS BEACH & BOARDWALK	LITIGATION	\$1,246.00	K. KENNEDY
CARR AVE REALTY	1 CARR AVE	\$28.00	K. KENNEDY
KB 5 OCEAN PARTNERS	5 OCEANVIEW AVE	\$238.00	K. KENNEDY
WELLINGTON (1)	LITIGATION	\$938.00	K. KENNEDY
WELLINGTON (2)	35 MYRTLE AVE	\$140.00	K. KENNEDY
SUNLIGHT DEVELOPMENT, LLC	40 TWILIGHT AVE	\$70.00	K. KENNEDY
	71 HWY 36	\$98.00	K. KENNEDY
NJ LEAF		\$1,843.50	T&M ASSOCIATES
	INSPECTIONS	\$1,959.94	T&M ASSOCIATES
FOUR A REALTY	103-115 CREEK ROAD	\$2,016.00	K. KENNEDY
		\$742.50	T&M ASSOCIATES
CARR ENTERPRISES, LLC	19 CARR AVE	\$7,215.00	T&M ASSOCIATES
BEACHWAY	2024	\$8,912.82	T&M ASSOCIATES
REDEVELOPMENT PLAN 622	MARCH INVOICE	\$12,055.55	T&M ASSOCIATES
	OCTOBER INVOICE		
HARRY HOFF	70 WASHINGTON AVE	\$358.25	K. KENNEDY
CARR AVE REALTY	1 CARR AVE	\$3,581.05	T&M ASSOCIATES
	INSPECTIONS	\$2,211.50	T&M ASSOCIATES