

**Agenda**  
**Manalapan Township Zoning Board**  
**May 21, 2015**  
**7:30 PM**

Call to Order

Salute to the Flag – All

Open Public Meetings Act Notice – Chairman Budai

Roll Call – Stephanie Gregorzek

Minutes – July 17, 2014

August 21, 2014

September 4, 2014

October 16, 2014

December 4, 2014

**Resolutions:**

1. Application No. ZBE1505  
I Care Transportation, LLC  
Resolution of Memorialization  
299 HWY 9 South – Block 10, Lot 21  
Members Eligible to Vote: Mr. Fisher, Mr. Leviton, Mr. Rosenthal,  
Mrs. Siminerio, Mrs. Strauss, Mr. Rappaport & Chairman Budai
  
2. Application No. ZBE1513  
Jason Fitzsimmons  
Resolution of Memorialization  
6 Iris Circle – Block 716, Lot 6  
Members Eligible to Vote: Mr. Fisher, Mr. Leviton, Mr. Rosenthal,  
Mrs. Siminerio, Mrs. Strauss, Mr. Rappaport & Chairman Budai
  
3. Application No. ZBE1515  
Elliot Arakanchi  
Resolution of Memorialization  
1 Brentwood Drive – Block 1207, Lot 1  
Members Eligible to Vote: Mr. Fisher, Mr. Leviton, Mr. Rosenthal,  
Mrs. Siminerio, Mrs. Strauss, Mr. Rappaport & Chairman Budai
  
4. Application No. ZBE1516  
Perry Gruss  
Resolution of Memorialization  
5 Iris Circle – Block 7, Lot 18.26  
Members Eligible to Vote: Mr. Fisher, Mr. Leviton, Mr. Rosenthal,  
Mrs. Siminerio, Mrs. Strauss, Mr. Rappaport & Chairman Budai

**Public Hearings:**

1. Application No. ZBE1528  
Type: Commercial  
Owner/Applicant: Kyle & Pamela Lee  
Proposal: Proposed nail salon  
Request: Use Variance  
Location: 153 Woodward Road  
Block 27, Lot 26.01; Zone LB-T  
**Board must act by 9/3/15**
  
2. Application No. ZBE1503  
Type: Residential  
Owner/Applicant: Linda Sieczkowski  
Proposal: Proposed 6 ft high fence  
Request: Variance for front yard setback relief  
Location: 34 Pine Brook Road  
Block 1314, Lot 27.04; Zone R-20  
**Board must act by 5/23/15**
  
3. Application No. ZBE1504  
Type: Residential  
Owner: Benny Sheffer  
Proposal: Ratification of existing basketball court  
Request: Variance for side yard setback relief & undersized lot  
Location: 51 McCaffery Road  
Block 70, Lot 4.02; Zone RAG/4  
**Board must act by 6/6/15**
  
4. Application No. ZBE1510  
Type: Residential  
Owner/Applicant: Mark Barajas  
Proposal: Proposed 6 ft high fence  
Request: Variance for front yard setback relief  
Location: 11 Beth Drive  
Block 1507, Lot 42; Zone R-20  
**Board must act by 7/30/15**
  
5. Application No. ZBE1518  
Type: Residential  
Owner/Applicant: Nikki Stevens  
Proposal: Installation of patio  
Request: Variance for rear yard setback relief  
Location: 104 East Parsonage Way  
Block 6511, Lot 11; Zone GCRC  
**Board must act by 8/6/15**

**Public Portion**  
**Correspondence**  
**Open Workshop**  
**Adjournment**