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**AGENDA**  
**Manalapan Township Zoning Board of Adjustment**

**January 21, 2021 ~ 7:30 PM**

**VIRTUAL PUBLIC MEETING**

*DUE COVID-19, IN ACCORDANCE WITH GOVERNOR MURPHY'S EXECUTIVE ORDERS: 103,107, & 138, THE PUBLIC MAY PARTICIPATE IN THIS MEETING VIA*

*HD- OFFICE SUITES MEETING:*

<https://meeting.windstream.com/j/1110374185?pwd=MjVmNk03aGtUaXB0K1lwc1ZkNDAvUT09>

**Meeting ID: 111 037 4185    Password: Jan2121**

Call to Order:                    Stephen Leviton, Chairman

Open Public  
Meeting Act Notice:         Stephen Leviton, Chairman

Roll Call:                         Janice Moench, Recording Secretary

MINUTES:                         **January 7, 2021**  
Members Eligible to Vote:  
**Cooper, Gregowicz, Kamen, Rosenthal, Schertz,  
DiTota, Mantagas, Leviton**

RESOLUTIONS:                 **Memorialization of Approval**  
Application No. ZBE2033  
Applicant:    Rakesh & Divya Menon  
Location:     2 Beechwood Dr.; Block/Lot: 7808/8  
Members Eligible to Vote:  
*Gregowicz, Kamen, Rosenthal, Schertz, DiTota,  
Leviton*

**Memorialization of Approval**  
Application No. ZBE2053  
Applicant:    Olesin/Collie  
Location:     9 Cozy Dr.; Block/Lot: 8101/16  
Members Eligible to Vote:  
*Gregowicz, Kamen, Rosenthal, Schertz, DiTota,  
Leviton*

**Memorialization of Approval**

Application No. ZBE1822A

Applicant: Facility Solutions Group

Location: 300 Madison Ave; Block/Lot: 72/7.05

Members Eligible to Vote:

*Cooper, Gregowicz, Kamen, Rosenthal, Schertz,  
Leviton*

**PUBLIC HEARINGS:**

**Application No. ZBE2011 (Adjourned from 1.7.21)**

**Applicant: Yum & Chill TB Holdings, LLC**

Proposal: Demo service station/Proposed Taco  
Bell Restaurant

Request: Preliminary & Final Major Site Plan  
w/Use Variance & FAR

Location: 199 Highway Route 9 South

Block/Lot: 18.01/1.03

Zone: OP3

Extended Time for Board to Act 2.28.21

Public Portion:

Administration:

Adjournment: