

AGENDA MANALAPAN TOWNSHIP PLANNING BOARD

IN-PERSON PUBLIC MEETING - TOWN HALL

May 23, 2024
7:30 P.M.

- Call to Order: Kathryn Kwaak, Chairwoman
- Open Public Meeting Notice
- Salute to the Flag

- TV Disclosure Statement Steve Kastell, Secretary
- Roll Call

- Swearing in of Professionals Ronald D. Cucchiaro, Esq

- Minutes for Review
March 28, 2024
Members Eligible to Vote
*Fisher, Brown, Castronovo, Jacobson
Kwaak, McNaboe, Hogan, Kastell, Shorr*

May 09, 2024
Members Eligible to Vote
*Fisher, Brown, Castronovo, Jacobson
Kwaak, McNaboe, Hogan, Kastell, Shorr*

- Resolutions
PMS2238 - Monmouth Battlefield Flex Co., LLC
Route 33 ~ Block 79.02 / Lots 2, 3 & 5
192,751 sq ft of Flex Space
Preliminary Site Plan Approval on 3/14/24
Members Eligible to Vote
Brown, Castronovo, Kwaak, Hogan, Pollifrone
*******TO BE RESCHEDULED*******

PCR2412 - Manalapan-Englishtown Middle School
PCR2413 - Lafayette Mills Elementary School
PCR2414 - Pine Brook Elementary School
PCR2415 - Clark Mills Elementary School
PCR2416 - John Dawes ELC
PCR2417 - Milford Brooks Elementary School
PCR2418 - Taylors Mills Elementary School
Members Eligible to Vote
*Fisher, Brown, Castronovo, Jacobson
Kwaak, McNaboe, Hogan, Kastell, Shorr*

- **Resolutions (cont'd)**

ORDINANCE NO. 2024-12

Memorialization of Ordinance 2024-12 Amending Chapter 96, "Gaitway Redevelopment Area," Section 96-2, "adoption of redevelopment plan,"

Of the code of the Township of Manalapan, Amending and supplementing section 2.6.5 of the Gaitway Redevelopment Plan

Members Eligible to Vote

Fisher, Brown, Castronovo, Jacobson

Kwaak, McNaboe, Hogan, Kastell, Shorr

- **Applications**

PPM2046~American Properties at Manalapan, LLC

"Heritage at Manalapan"

Sawgrass Drive and Route 33

Block 7200 / Lot 3.02

Preliminary and Final Major Subdivision and Site Plan

(63) Single Family Homes;

(2) three-story AH buildings w/ 30 dwelling units

(1) 15,000 Sq Ft retail building

PMS2319 - AAGWML – F Property LLC

Gaitway Farm Redevelopment – Phase 1

Route 33 and Woodward Road

Preliminary and Final Major Site Plan

Block 73 ~ Lots 1 – 8 | Block 74 ~ Lots 6 – 10 & 11.01 |

Block 75 ~ Lots 1 – 8

~575,600 sq. ft. Warehouse & ~55,003 sq. ft. Skate Park

Non Agenda Items

Correspondence

Public Portion

Adjournment

Executive Session