

AGENDA MANALAPAN TOWNSHIP PLANNING BOARD

IN-PERSON PUBLIC MEETING - TOWN HALL

September 12, 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
 - June 13, 2024 Meeting Minutes**
Members Eligible to Vote
Fisher, Brown, Jacobson, Kwaak, McNaboe, Kastell, Shorr, Pollifrone, Givelekian

 - July 25, 2024 Meeting Minutes**
Members Eligible to Vote
Fisher, Brown, Castronovo, Jacobson, Kwaak, McNaboe, Kastell, Shorr, Givelekian

 - August 8, 2024 Meeting Minutes**
Members Eligible to Vote
Fisher, Brown, Castronovo, Kwaak, McNaboe, Hogan, Kastell, Shorr, Pollifrone

- Resolutions
 - PPM2104A2 - Gauri Foods LLC**
Amended Preliminary & Final Site Plan Approval with Ancillary Variance Relief
Block 7232 Lot 1.04 / Woodward Road and Hwy 33
Members Eligible to Vote
Fisher, Brown, Castronovo, Kwaak, McNaboe, Hogan, Kastell, Shorr, Pollifrone

PMS2319 - AAGWML – F Property LLC

Gaitway Farm Redevelopment – Phase 1

Preliminary Site Plan Approval with Ancillary Variance Relief

Route 33 and Woodward Road

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

Members Eligible to Vote

Fisher, Castronovo, Jacobson, Kwaak, McNaboe, Kastell Shorr, Pollifrone, Givelekian

- **Applications**

PPM2043EX Woodward Estates, Inc.

Block 67 / Lots 22, 25, 32, 35.02 - Millhurst Road

Preliminary and Final Major Subdivision and

Preliminary and Final Major Site Plan – Approved 9/22/22 Memorialized 10/27/22

Extension of Time

PMS2314EX Vincent Tornatore

Block 339 Lot 12.01 - 45 Saupe Drive

Minor Subdivision Approved 1/11/24 Memorialized 2/8/24

Extension of Time

PMS2266EX2 Rising Sun Properties

Block 21 Lot 4.01 – 148 Freehold Road

Extension of Time Request #2

Minor subdivision Approved 7/13/23 Memorialized 8/10/23

Extension #1 Approved 3/28/24 Memorialized 4/25/24

Extension of Time #2

PPM2036 Toll Brothers Canter Square - PHASE 2

Final Major Subdivision

Block 72 Lot 11.07 / Block 72.06 Lot 27 / Block 72.07 Lot 59 / Block 72.10 Lots 110 & 112

Completeness and Engineering Rvw #1- 8/1/24

PPM2104A Stavola Asphalt Co – Medical Office

Amended Site Plan

Block 7232 Lot 1.07 / Woodward Road

Modification/Elimination of Condition of Approval #12

Resolution memorialized March 23, 2023

- **Settlement – Countryside Developers v. Manalapan Planning Board**

Non Agenda Items

Correspondence

Adjournment