

**AGENDA**  
**Manalapan Township Zoning Board of Adjustment**  
**PUBLIC MEETING**  
April 16, 2026 ~ 7:00 PM

Call to Order: Stephen Leviton, Chairman

Salute to the Flag: All

Open Public Meeting Act Notice: Stephen Leviton, Chairman

Roll Call: Janice Moench, Recording Secretary

Minutes: **None**

Resolutions: **Application No: ZBE2529**  
Applicant: William & Jill Lehman  
Location: 11 Fairfield Ct. 1806/17  
**Members Eligible to Vote:**  
Wechsler, Pochopin, Klompus, Harrington, Levenson, Latilla, Leviton

**Application No: ZBE2546**  
Applicant: Dennis Crowell  
Location: 21 Highland Ridge Rd. 8403/3  
**Members Eligible to Vote**  
Wechsler, Pochopin, Klompus, Harrington, Levenson, Latilla, Leviton

**Application No: ZBE2601**  
Applicant: Nicholas Morelli  
Location: 80 Sweetmans Ln. 78/32  
**Members Eligible to Vote**  
Wechsler, Pochopin, Klompus, Harrington, Levenson, Latilla, Leviton

**Application No: ZBE2547**  
Applicant: Alex Soriano  
5 Canterbury Rd. -1414/20  
**Members Eligible to Vote**  
Wechsler, Pochopin, Klompus, Harrington, Levenson, Latilla, Leviton

Public Hearings: **Application No: ZBE2545 (carried from 3.5.26 w testimony)**  
Applicant: Daniil Pospelov  
Proposal: Proposed shed, deck/sunroom and patio expansion  
Request: Bulk variance relief  
Location: 9 Wilfred Rd. 308/40  
Block/Lot: R20

**Application No: ZBE2529**

Applicant: PRC Development Co., Inc.

Proposal: Car Wash

Request: Preliminary & Major Final Major Site Plan & Use Variance

Location: 258 Monmouth Rd.~ 84.02/3.04

Zone: LB-S

***TO BE CARRIED – NO TESTIMONY***

Public Portion  
Adjournment

***\*\* Applications may not be heard in the order listed\*\****