

AGENDA
Manalapan Township Zoning Board of Adjustment
PUBLIC MEETING
July 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: **June 4, 2026**
Members Eligible to Vote:
Shalikar, Pochopin, Klompus, Harrington, Levenson, Latilla, Hughes, Leviton
- Resolutions: **Application No:ZBE2604**
Applicant: Wicker Place Investments, LLC
Location: 2 Sanford St. 40/5
Members Eligible to Vote:
Shalikar, Pochopin, Klompus, Harrington, Levenson, Latilla, Leviton
- Application No:ZBE2608**
Applicant: Ilana Khandros
Location: 8 Turnberry Dr. 7227/4
Members Eligible to Vote:
Shalikar, Pochopin, Klompus, Harrington, Levenson, Latilla, Leviton
- Public Hearings: **Application No: ZBE2148 EX**
Applicant: Triplet Square LLC
Proposal: Extension of Time (Self Storage)
Request: Extension of Preliminary & Final Site Plan w Use
Location: 405 Main St - 27/34.011
Zone: LBT
- Application No:ZBE2609**
Applicant: Daniel Passarello
Proposal: Fence (street-side setback); legitimize non-conforming patio (side-yard setback)
Request: Bulk Variance
Location: 1 Vail Valley Drive
Zone: R20
BMAB: 9.17.26

Application No:ZBE2610

Applicant: Craig Meisner

Proposal: Two additions to existing dwelling

Request: Bulk Variance (undersized lot area)

Location: 148 McCaffery Rd.

Zone: RAG

BMAB: 9.17.26

Public Portion
Adjournment

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