

JACKSON TOWNSHIP PLANNING BOARD

PUBLIC MEETING AGENDA

Monday, February 27, 2023

MEETING STARTS AT 7:30 P.M.

- A. Call to Order**
- B. Salute to Flag**
- C. Open Public Meetings Act Statement**
- D. Roll Call**
- E. Executive Session**
- F. Payment of Voucher-Recording Secretary – February 27, 2023**
- G. Approval of Minutes of February 21, 2023 – Regular Meeting**
- H. Engineering/Planning Matters**
- I. Legal Matters**
 - 1. Resolutions**
 - 2. Changes to Agenda Schedule**
 - 3. Miscellaneous Legal Matters**
- J. Board Matters for Discussion**
- K. Applications**

Block: 1701; Lot: 35 – Boris Iron Works, Inc.

Location: 674 Hyson Road

Home Occupation Application to Provide Welding Services

Applicant: Boris Beygelman

Attorney: Mark Steinberg, Esq.

Date Complete: Time Waived

Hearing Status: Initial Testimony

Block: 19403; Lot: 4 – GM Grawtown, LLC

Location: 233 Grawtown Road

P/F Major Subdivision to Create 48 Residential Lots, 1 AH Lot and 1 SW Lot

Engineer: PDS

Attorney: Adam Pfeffer, Esq.

Date Complete: Time Waived

Hearing Status: Testimony Given 11/7/22

Eligible: Campbell, Riker, Burnstein, Wall, Flemming, DeMarzo, Haring

Block: 19501; Lot: 29.05 – Yerek Jackson 46, LLC

Location: 16 Accurate Way

Approval Amendment for Cluster Mailbox Addition to Previously Approved Pinerock Walk

Engineer: Dynamic Engineering

Attorney: Amie Kalac, Esq.

Date Complete: Time Waived

Hearing Status: Initial Testimony

Block: 2101; Lots: 16 and 17 – May Jackson, LLC

Location: North County Line Road
P/F Major Site Plan to Construct 4 1-Story Contractor Warehouses
Engineer: PDS
Attorney: Adam Pfeffer, Esq.
Date Complete: Time Waived
Hearing Status: Initial Testimony

FUTURE PLANNING BOARD MEETINGS

MARCH 20, 2023

Block: 801; Lots: 62 and 63 – 394 Chandler Holdings, LLC

Location: 390 and 394 Chandler Road
P/F Major Subdivision to Create 4 Lots and P/F Major Site Plan to Construct 4 Schools
Engineer: Dynamic Engineering
Attorney: Donna Jennings, Esq.
Date Complete: 12/22/22
Hearing Status: Initial Testimony

Block: 4301; Lot: 15 – 135 Commodore, LLC

Location: 135 East Commodore Boulevard
Proposed Contractor's Office, Showroom, Garage, Warehouse and Shop
Engineer: Dynamic Engineering
Attorney: Jennifer S. Krimko, Esq.
Date Complete: Time Waived 3/20/23
Hearing Status: Initial Testimony

Blocks: 15601 and 15701; Lots: 2 and 6 and 15 – Bais Yaakov of Jackson, LLC

Location: 245 East Veterans Highway
Construction of 4 Private School Buildings
Engineer: PDS
Attorney: Donna Jennings, Esq.
Date Complete: Time Waived
Hearing Status: Testimony Given 2/21/21

Eligible: Bressi, Burnstein, Flemming, Haring, Riker, Sullivan, DeMarzo, Heller, Wall, Campbell, Herman

MARCH 27, 2023

Block: 1102; Lot: 24.02 – WB Ocean 26, LLC

Location: 1020 Farmingdale Road
Construction of 3 Private Schools on the Lot
Engineer: Newlines NJ
Attorney: Donna Jennings, Esq.
Date Complete: 12/2/22
Hearing Status: Initial Testimony

APRIL 3, 2023

Block: 21301; Lot: 10.01 – Jackson Crossing Associates, LLC

Location: 21 South Hope Chapel Road
Addition of 4,000 Square Foot Retail/Office Building to Jackson Crossing Shopping Center
Engineer: PDS
Attorney: Donna Jennings, Esq.
Date Complete: 1/3/23
Hearing Status: Initial Testimony

Block: 12201; Lots: 16 and 18 – Bennetts Mills Realty, LLC

Location: 28 Johnson Lane and 334 Bennetts Mills Road
Construction of Johnson Lane Daycare and Medical Center
Engineer: PDS
Attorney: Salvatore Alfieri, Esq.
Date Complete: Time Waived 4/30/23
Hearing Status: Initial Testimony

Block: 2501; Lot: 3 – 340 West Commodore, LLC

Location: 340 West Commodore Boulevard
Amended Existing Site Plan Approval for Consolidation of 2 Warehouse Buildings into 1
Engineer/Planner: PDS
Attorney: Salvatore Alfieri, Esq.
Decision Due Date: Time Waived 4/30/23
Hearing Status: Testimony Given 9/19/22
Eligible: Campbell, Riker, Burnstein, Herman, Wall, Flemming, DeMarzo, Heller, Sullivan

APRIL 17, 2023

Block: 4101; Lot: 20.02 – Jackson Development Company, LLC

Location: Freehold Road
Completion of Phase 2 (279 Town Homes) of Jackson Woods South East Section 2
Engineer: Colliers Engineering & Design
Attorney: Ronald Shimanowitz, Esq.
Date Complete: 1/5/23
Hearing Status: Initial Testimony

MAY 1, 2023

Block: 14301; Lot: 8 – Jackson Cheder School

Location: Brewers Bridge Road
P/F Major Site Plan to Construct a 55,000 Square Foot School Building
Engineer: PDS
Attorney: Donna Jennings, Esq.
Date Complete: 2/10/23
Hearing Status: Initial Testimony

MAY 15, 2023

Block: 3902; Lot: 58 – Bellevue Estates, LLC

Location: 443 Leesville Road
P/F Major Subdivision to Subdivide into 4 Lots
Engineer: PDS
Attorney: Donna Jennings, Esq.
Decision Due Date: Time Waived
Hearing Status: Testimony Given 10/3/22
Eligible: Campbell, Burnstein, Herman, Wall, Flemming, DeMarzo, Heller, Sullivan

Block: 3902, Lots: 58.01, 58.02, 58.03 and 58.04 – Bellevue Estates, LLC

Location: 443 Leesville Road
P/F Major Site Plan to Construct 4 Private Schools
Engineer: PDS
Attorney: Donna Jennings, Esq.
Decision Due Date: Time Waived
Hearing Status: Testimony Given 10/3/22
Eligible: Campbell, Burnstein, Herman, Wall, Flemming, DeMarzo, Heller, Sullivan

JUNE 5, 2023

No applications at this time.

JUNE 19, 2023

No applications at this time.

JULY 3, 2023

No applications at this time.

JULY 17, 2023

No applications at this time.

AUGUST 7, 2023

No applications at this time.

AUGUST 21, 2023

No applications at this time.

SEPTEMBER 18, 2023

No applications at this time.

OCTOBER 2, 2023

No applications at this time.

OCTOBER 16, 2023

No applications at this time.

NOVEMBER 6, 2023

No applications at this time.

NOVEMBER 20, 2023

No applications at this time.

DECEMBER 4, 2023

No applications at this time.

DECEMBER 18, 2023

No applications at this time.

JANUARY 8, 2024

Reorganization meeting.