

**AGENDA**  
**Township of Monroe Planning Board**  
**Zoning Board Meeting**  
**January 30, 2024**  
**at 6:30 P.M.**

**Order of agenda subject to change at the discretion of the Chairman**

- I. **Call to order** 6:30 P. M.
- II. **Salute to the Flag**
- III. **ANNOUNCE SUNSHINE LAW:** In accordance with the Open Public Meetings Act, it is hereby announced and shall be entered into the minutes of this meeting that adequate notice of this meeting has been provided by the following:  
  
Posted on the Bulletin Board of the Office of the Township Clerk;  
  
Posted on the Bulletin Boards within the Municipal Complex;  
  
Printed in the Home News Tribune and Cranbury Press on December 29, 2023;  
  
Posted on the Monroe Township website; and  
  
Sent to those individuals who have requested personal notice.
- IV. **Roll Call:**  
  
Vincent LaFata  
Kelly Carey  
Marino Lupo  
Louis Masters  
Gary I. Busman  
Rajani Karuturi  
Donato Tanzi  
Arnold Jaffe, Alternate #1  
Manmeet Singh Viridi, Alternate #2  
Thomas J. Kole, Alternate #3  
Gerry Guidice, Alternate #4
- V. **Minutes** of Regular Meeting held November 28, 2023.
  - **Election of Zoning Board Appointees and Zoning Board Professionals and adoption of rules and regulations and meeting dates.**

**VI. Applications**

**BA-5209-21**

**Lucille DiPasquale and Michael DiPasquale**

Request for Use Variance and Minor Subdivision with Bulk Variances

45 Lower Matchaponix Road

(Block 68, Lot 41.29)

Zone: NC

Represented by Michael Herbert

Certified Complete on October 24, 2023 (Expiration date 02/21/2024)

Description: Seeking use variances for 3 residential lots and apply the R-30x requirements.

**BA-5236-23**

**Springpoint at Monroe Village, Inc.**

Request for Use Variance with Minor Subdivision and Bulk Variances

One David Brainerd Drive

(Block 58, Lot 17.03)

Zone: R-20

Represented by Ken Pape

Certified Complete on January 12, 2024 (Expiration date 05/24/2024)

Description: Minor Subdivision of existing lease area.

**VII. Memorialization**

**BA-5207-21**

**Collins Landcare, LLC**

**VIII. Public Portion**

**IX. Discussion Items**

**X. Correspondence**

**XI. Adjournment**

**Next Regular Planning Board Meeting:  
February 27, 2024**