

AGENDA
Township of Monroe Zoning Board
August 31, 2021
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 on January 1, 2021;

 Posted on the Monroe Township website; and

 Sent to those individuals who have requested personal notice.

- IV. **Roll Call**

 Vincent LaFata, Chairman
 Carol Damiani, Vice Chairwoman
 Marino Lupo
 Louis Masters
 Gary I. Busman
 Rajani Karuturi
 Donato Tanzi,
 Richard Lans, Alternate #1
 Arnold Jaffe, Alternate #2
 Nicholas Morolda, Alternate #3
 Manmeet Singh Viridi, Alternate #4

- V. **Minutes** of Regular Meeting held July 27, 2021.

VI. Applications

BA-5170-19 **Rich Sciortino (Sciortino's Barbershop)**
(Carried without Request for Use Variance
notice to 8/31/2021) 375 Spotswood Englishtown Road (Block 160.06, Lot 69)
Zone: R-7.5
Represented by Walter Toto
Certified Complete on July 15, 2021 (Expiration date 11/12/2021)
Description: Convert dentist office into barbershop.

BA-5205-21 **Hotel Investors, LLC**
(Carried with Request for Use Variance
notice to 8/31/2021) Interchange Plaza and Abeel Road (Block 55, Lot 9.07)
Zone: LI (Light Industrial)
Represented by Peter Klouser / Ken Pape
Certified Complete on May 27, 2021 (Expiration date 09/24/2021)
Description: The applicant proposes to convert the use of a hotel, which is
under construction to independent, supportive living for older adults.

BA-5204-21 **CT07 Shard Commercial, LLC and DT07 Shared Commercial, LLC**
Request for Preliminary and Final Site Plan
NJSH Route 33 & Joan Warren Way (Block 4.01, Lot 15.01)
Zone: HD / VC-2 Overlay
Represented by Thomas F. Carroll, III
Certified Complete on July 9, 2021 (Expiration date 8/23/2021)
Description: Proposed Retail Strip Center & Starbucks

VII. Memorialization

BA-5194-20	Shared Properties, LLC
BA-5202-20	Shared Krackerjack Properties, LLC

VIII. Discussion Items

Request for funds, not to exceed \$5000.00, for general non-escrow related legal expenses associated with Zoning Board issues

IX. Public Portion

X. Correspondence

XI. Adjournment

**Next Regular Zoning Board Meeting:
September 28, 2021**