

**MARLBORO TOWNSHIP PLANNING BOARD**

=====  
**MARCH 2, 2011**  
=====

**THE MEETING OF THE MARLBORO TOWNSHIP PLANNING BOARD WAS CALLED TO ORDER BY THE PLANNING BOARD CHAIRMAN LARRY JOSEPHS AT THE MARLBORO TOWNSHIP OFFICES, 1979 TOWNSHIP DRIVE, MARLBORO AT 8:00P.M.**

**MR. JOSEPHS READ THE MEETING NOTICE, ADEQUATE NOTICE PURSUANT TO THE OPEN PUBLIC MEETING ACT OF 1977 HAS BEEN GIVEN OF THIS MEETING BY PUBLICATION IN THE ASBURY PARK PRESS, AND BY POSTING IN THE MUNICIPAL BUILDING IN THE TOWNSHIP OF MARLBORO AND FILED IN THE TOWNSHIP CLERK'S OFFICE.**

**ROLL CALL**

**PRESENT ... MR. BARENBURG, MR. BERGH, MR. BETOFF,  
MR.PARGAMENT, MR. JOSPEHS, COUNCILMAN LA ROCCA,  
MR. HEGT, MR. MESSINGER, MR. ROSENWALD**

**ABSENT... MR. GUPTA, MAYOR HORNIK**

**PROFESSIONALS PRESENT... MR. PETERS, MR. CRAMER, MR. HERBERT**

**SALUTE THE FLAG**

Mr. Hegt will be sitting in for Mayor Hornik and Mr. Rosenwald will be sitting in for Mr. Gupta.

**CITIZENS VOICE**

No one from the public spoke.

A motion to approve/amend the minutes from February 16, 2011 was offered by Mr. Bergh, seconded by Mr. Barenburg. In favor: Mr. Barenburg, Mr. Bergh, Mr. Betoff, Mr. Pargament, Mr. Pollak, Councilman LaRocca, Mr. Messinger, Mr. Rosenwald.

**P.B. 945-05 VASTOLA – EXTENSION OF TIME**

Sal Alfieri, Esq. represented the applicant. The applicant was granted Final Major Subdivision approval on April 18, 2007 to subdivide the property into seven new lots, five for residential, one for open space and one for storm water management.. A two year extension of time was granted until April 18, 2011.

The Board agreed to an additional two year extension of time that will end on April 18, 2013.

A motion in the affirmative was offered by Mr. Pollak, seconded by Mr. Barenburg. In favor: Mr. Barerburg, Mr. Bergh, Mr. Betoff, Mr. Pargament, Mr. Pollak, Mr. Josephs, Councilman LaRocca, Mr. Hegt, Mr. Messinger, Mr. Rosenwald.

**P.B. 1054-11 BESSY ATTIA – MINOR SUBDIVISION APPROVAL**

Leonard Fellen, Esq. represented the applicant. The existing three lots total 5.06 acres and contain 249 feet of frontage along the north side of Bartram Road opposite the Burrows Lane intersection in the R-20 zone, Block 268 Lots 51, 52 & 53.

Entered into evidence were the following exhibits:

- A-1 Aerial map showing the property dated 1-19-11
- A-2 Subdivision plan showing the property dated 1-19-11

Jeffrey Carr, P.E. & P.P. testified on behalf of the applicant. The applicant is proposing to subdivide the existing 3 lots into 2 new lots as follows:

1. Proposed Lot 51.01 will be 0.69 acres and contain 100 feet of frontage along Bartram Road
2. Proposed Lot 51.02 will be 4.2 acres and contain 149 feet of frontage along Bartram Road

The Board had concerns that the larger lot could be converted into two lots, with one of the lots being a flag lot. The applicant agreed that they would come back to the Board with a separate application.

A 25 foot wide dedication is proposed along Bartram Road right of way for future road improvements. At the present time they are not proposing any site improvements.

A motion in the affirmative was offered by Mr. Barenburg, seconded by Mr. Betoff. In favor: Mr. Barenburg, Mr. Bergh, Mr. Betoff, Mr. Pargament, Mr. Pollak, Mr. Josephs, Councilman LaRocca, Mr. Hegt, Mr. Messinger, Mr. Rosenwald.

A motion to adjourn was offered by Mr. Pollak, seconded by Mr. Bergh. One vote was cast.

Respectfully submitted

Donna Pignatelli

