

TOWNSHIP OF OCEAN  
50 Railroad Avenue  
Waretown, NJ 08758  
(609)693-3600

PLANNING BOARD  
AGENDA  
Thursday October 7, 2021  
7:00 p.m.

1. CALL REGULAR MEETING TO ORDER
2. FLAG SALUTE
3. **NJ OPEN PUBLIC MEETINGS ACT:** Pursuant to the provisions of the New Jersey Open Public Meetings Act, adequate notice of the meeting was properly provided by sending copies of the notice of meeting to the Asbury Park Press and the Press of Atlantic City. Notice was posted on the bulletin board in the administration building.

4. ROLL CALL OF MEMBERS  
***MEMBERS:***

Robert G. Beck  
Nicholas Bonamassa  
Anthony DeCondo  
Shawn Denning, Jr.  
Lydia Dodd  
Benjamin LoParo  
Donald Lippincott  
Peter A. Nese  
John Petrosilli  
Aaron Shapiro

***PROFESSIONALS:***

**5. APPROVAL OF MINUTES** – Meeting minutes of September 2, 2021

**6. APPROVAL OF BILLS** - ATTACHED

**7. CORRESPONDENCE** - ATTACHED

**8. INFORMALS** - NONE

**9. OLD BUSINESS** - NONE

**10.RESOLUTIONS** - NONE

**11.NEW BUSINESS** -

- a. Docket No. 06-21-PB Douglas Rieck, Magic Wash at Waretown, 443 Route 9, Block 47 Lots 1.01 & 1.02 Minor Site Plan
- b. Docket No. 07-21-PB Haines Real Estate LLC, “Master Craft” (Owner of the property is Fonte, LLC) Block 130 Lot 5, 534-540 Route 9; Pre/Final Major Site Plan
- c. Ordinance No. 2021-18; Amending the Route 9 Phase I Redevelopment Plan for Trade Winds at Waretown, Block 131 Lot 4
- d. Resolution No. 2021-226, Referring to the Planning Board Pursuant to N.J.S.A. 40A:12 A-1, Block 7, Lots 2,3,5,6.02 and Block 6, Lots 4.04 And 4.05 For Review As To Whether It Should Be Designated An Area In Need Of Redevelopment.

**12.OPEN MEETING FOR GENERAL PUBLIC FORUM**

**13.WORKSHOP-** NONE

**14.ADJOURN**

**NEXT SCHEDULED MEETING WILL BE  
November 4, 2021 @ 7:00 P.M.**