

HOLMDEL TOWNSHIP PLANNING BOARD ~ AGENDA

Regular Meeting to be held Tuesday, **February 15th 2022** at 7:00 p.m.
in the Courtroom in Town Hall, 4 Crawfords Corner Road, Holmdel, New Jersey

Statement by Presiding Officer: *"I hereby announce, in accordance with the Open Public Meetings Act, N.J.S.A. 10:4-10 that adequate notice and electronic notice of this meeting has been transmitted on January 7th 2022 and February 11th 2022 by the Secretary to the Asbury Park Press, Independent, The Two River Times, the Township Clerk, and has been posted on the bulletin board, on the main access door to Township Hall, and posted on the Township's website ~ www.holmdeltownship.com*

Pledge of Allegiance

Moment of Silence to Honor Military Who Have Been Wounded or Killed in Action and for the First Responders Who Keep Us Safe Every Day

Roll Call

Completeness Waivers

Item 1 - BRIGHTVIEW SENIOR LIVING DEVELOPMENT, LLC - Prel/Final Major Site Plan #2021-3

Bl 58, Lots 29 and 29.01; property consists of approximately 11.44 acres along the northbound side of Rt 35 in the TMHO-3 Zone (Transitional Mixed Highway Oriented Zone) and the RT35H Zone (Route 35 Highway Overlay Zone). Applicant proposes a 3-story assisted living/congregate care facility (79,000 +/- sq ft footprint) along with site improvements; 87 assisted living units (100 beds) and 92 independent/congregate care living units (115 beds); also proposed is a solar canopy (approximately 240' by 18') over the proposed parking spaces in the north parking lot along the rear of the building.

(The public hearing will be held if the matter is deemed complete - see Item 1)

Public Hearing

Item 2 - BRIGHTVIEW SENIOR LIVING DEVELOPMENT, LLC - Prel/Final Major Site Plan #2021-3

Bl 58, Lots 29 and 29.01; property consists of approximately 11.44 acres along the northbound side of Rt 35 in the TMHO-3 Zone (Transitional Mixed Highway Oriented Zone) and the RT35H Zone (Route 35 Highway Overlay Zone). Applicant proposes a 3-story assisted living/congregate care facility (79,000 +/- sq ft footprint) along with site improvements; 87 assisted living units (100 beds) and 92 independent/congregate care living units (115 beds); also proposed is a solar canopy (approximately 240' by 18') over the proposed parking spaces in the north parking lot along the rear of the building.

Administrative

Item 3 - REGENCY, 11 Stratford Boulevard ~ Michael Kilmnick

TRC recommendation to administratively approve pre-approved generator location; no issues noted; homeowner agreed to plant boxwood to mitigate visual impact

Minutes

Reorganization Meeting - January 11th 2022

Planning Board Engineer's Report

Planning Board Planner's Report

Planning Board Attorney's Report

Adjournment

Post - Lobby

Post - Front Door