October 30, 2025

This meeting of the Neptune City Land Use Board was called to order by Chairwoman Patricia Gerand.

Flag Salute

ROLL CALL:
Present: Patricia Gerand, Randy Reynolds, Marie Moulder, Robert Reynolds Jr., John Amoscato, Larry Cross, Craig Morcom, Sharon McSwieney, and Patrick McNamara, Esq.
Absent: Kenneth Zielinski, Mayor Rachel McGreevy, Pamela Renee

This meeting was held pursuant to the provisions of the Open Public Meetings Law. An annual list of meetings was published in the Asbury Park Press and The Coaster and posted on the bulletin board in the Municipal Building. In addition, a copy of this notice is and has been available to the public and is on file in the office of the Municipal Clerk.

MINUTES: Revision to September 16, 2025
A motion was made by Larry Cross and seconded Randy Reynolds.
YAY:
NAY:

RESOLUTION: 24-06 5 Kids, LLC 3rd Avenue Blk 5 Lot 21 – Minor Site Plan with modifications to prior conditions of approval.
Proposes to add a row of arborvitae landscaping along the front of existing parking lot and applicant requests permission to excise conditions contained in the May 24, 1994 & December 9, 2014, Resolution approval (Exhibit A).
A motion was made by Randy Reynolds and seconded by Larry Cross.

RESOLUTION: 25-05 Bressingham, 69A Bennett Avenue Blk 92 Lot 83 – Bulk Variance
Seeks to construct an addition to the current single-family home which requires variance relief for total side yard setback and minimum side yard setback (Section 13, Article §139)
A motion was made by Randy Reynolds

RESOLUTION: Authorizing Executive Session Under the Open Public Meetings Act for the Land Use Board of Neptune City.
For purposes of personnel and client-attorney privilege. A motion was made by

CLOSED SESSION:

Gerand suggests more organization during meetings, and proposes calling on board members to comment. It is difficult to concentrate during multiple testimonies. The board agrees.

Gerand suggests a time limit for public testimony. Each individual will be granted 5-minutes slots, they may have an additional five minutes if they have more to say.

*ORDER STOPWATCH*****

Motion to open closed session by Reynolds, seconded by Amoscato.

Public session offered by Reynolds, seconded by Cross.

Reynolds offered to adjourn the meeting, seconded by Cross.