

THE CHAIRMAN RESERVES THE RIGHT TO REVISE THE ORDER OF THE AGENDA AS NEEDED.

AGENDA
RED BANK ZONING BOARD OF ADJUSTMENT
April 4, 2019

The Red Bank Zoning Board of Adjustment will hold its regular meeting on Thursday, April 4, 2019 at 6:30 p.m. in the Municipal Building, first floor, Council Chambers, 90 Monmouth Street, Red Bank, New Jersey. (Prior to the meeting, the Board will hold a public workshop in the conference room off of the first floor Council Chambers beginning at 6:00 p.m.).

Salute to the Flag

Open Meeting to the Public for Non-Agenda Items

Administrative Matters:

Approval of Minutes: March 21, 2019

Public Hearings:

1. **Riverview Medical Center, a Division of HMM Hospitals Corporation, 1 Riverview Plaza, Block 9, Lot 33.01, Block 10, Lot 14.01, Block 11, Lot 1.02. Z12981.**

Applicant, Riverview Medical Center, is seeking approval for 4 new and replacement wall signs. Bulk or "c" variances required for: Maximum number of wall signs (1 permitted, 5 proposed); internal illumination of signs not permitted but proposed; historic colors required but not provided; maximum permitted height for a wall sign (20' permitted, more than 20' proposed for all 5 wall signs); maximum permitted size of wall sign (80 s.f. permitted, 215 s.f., 252 s.f. & 300 s.f. proposed); and, any other variances and waivers that may be required. MS Zone.

2. **Denholtz Associates, 16-22 West Front Street, Block 9.01, Lots 6.01 & 7, P13066.**

Applicant, Denholtz Associates, seeks preliminary and final site plan approval and use or "d" variance approval to construct a multifamily dwelling consisting of ten residential dwelling units and related site improvements. Bulk or "c" variances required for maximum building height (40' permitted, 41' proposed), minimum side yard setback (10' required, 9' proposed), providing eight parking space for an off-site use and any other variances and design waivers that may be require. CCD-2 Zone.