

## Minutes

### RED BANK PLANNING BOARD

August 16, 2021

The Red Bank Planning Board held a Planning Board meeting on Monday October 18, 2021 at 7:00 pm, in the Municipal building, first floor Council Chambers, 90 Monmouth Street, Red Bank, New Jersey.

Chair, Dan Mancuso called the meeting to order at 7:03 PM. A roll call showed the following members were in attendance: Mayor Menna, Dan Mancuso, Lou DiMento, Barbara Boas, Art Murphy, David Cassidy, Fred Stone and Erik Perry. Also present were Mike Leckstein, Esq, PE, Shawna Ebanks, Director of Community Development, Ed Herman, PE and Chris Ann DeGenaro.

Dan Mancuso read the Open Public Meeting Statement Act. An adequate and electronic notice with time, place and matter was posted in two newspapers, with the Borough Clerk's Office, the Borough website and posted outside the Red Bank Meeting room and on the front door of Borough Hall.

Dan Mancuso announced to the public that the matter of 14 Clifford place / sub division, will not be heard tonight due to inefficient notice.

Non- Condemnation Area in Need of Redevelopment Study – Block 1 Lot 1, Block 3 Lots 1.01, 1.02, 2.01, 4.01, 6, 7.01, 9.01; Block 4.01, Lots 1, 2:

Mike Leckstein mentions that tonight's matter is strictly regarding the 3 properties listed above and whether or not they need redevelopment, Leckstein also mentioned that litigation concerning previous approval of this project is still pending. Leckstein recommended that we take an informal poll as to where the board is leaning on their vote.

The following voted "Not in Favor" Mayor Menna, Fred Stone, Lou DiMento, Dan Mancuso, Barbara Boas, Art Murphy & David Cassidy.

Mayor Menna mentioned that he spent much time reviewing the minutes, reading the minutes of the previous approval – reviewing the reports of the conditions that were included in this study, read the 280-page report by CME associates and candidly says he was unpersuaded and unimpressed by the recommendations of the report. Mayor also commended the board for sitting on this application for a tremendous amount of hours. Mayor will not override the board and say that these properties are in the need of redevelopment. Therefore, will not vote in favor. Several board members also made comments.

David Cassidy made a motion to decline the re-designation as an area in need of redevelopment.  
Barbara Boas seconded the motion.

Roll Call:

<u>Member</u>	<u>Vote</u>
Mayor Menna	Yes
Dan Mancuso	Yes
Lou Di Mento	Yes
Barbara Boas	Yes
Art Murphy	Yes
David Cassidy	Yes
Fred Stone	Yes
Erik Perry	Yes

Chair, Mancuso stated that the area in redevelopment study has been rejected by the Planning Board. Audience applause!! Mancuso made a statement to the public to please accept our appreciation for coming out, it's really great that the public shows up and participates, we appreciate your participation and coming out to the meeting. Thank you very much.

Last matter of business: Approval of Meeting minutes for 3/1/21, 3/15/21, 4/5/21, 5/17/21, 8/2/21 & 8/16/21.

Mayor made a motion to approve all said minutes, all in Favor, no members opposed and no members abstained.

Barbara Boas made a motion to adjourn the meeting seconded by Dave Cassidy. The meeting was adjourned at 7:20pm.

Respectfully submitted,

Chris Ann De Genaro

