

BOROUGH OF RED BANK

COUNTY OF MONMOUTH

RESOLUTION NO. 14-170

**RESOLUTION GRANTING WAIVER TO MW RED BANK, LLC FOR
INSTALLATION OF TEMPORARY PROMOTIONAL SIGNAGE AT THE
WESTSIDE LOFTS DEVELOPMENT PROJECT LOCATED AT BRIDGE AVENUE,
BLOCK 37, LOT 6.01 WITHIN THE BOROUGH OF RED BANK**

Councilwoman Lewis offered the following resolution and moved its adoption:

WHEREAS, MW Red Bank, LLC ("MW") is the owner/developer of the West Side Lofts Development Project located at Bridge Avenue, Block 37, 6.01 in the Borough of Red Bank (the "Project"); and

WHEREAS, the construction of Project is underway, which project will consist of 11, 353 square feet of retail space and a 10,510 square foot Triumph Brew Pub restaurant on the first floor, as well as 92 residential units, and a 219 space above ground parking deck; and

WHEREAS, MW has requested that it be allowed to install certain temporary promotional/leasing signs on the structure while it is under construction, including: 2 (two) 39.25" x 96" signs promoting the leasing of the retail space at the Project; 1 (one) 54" x 78" sign promoting the Triumph Brew Pub; and up to 2 (two) additional signs promoting the leasing of the 92 residential units at the Project, at a size to be determined, but not to exceed a total square footage of 100 square feet; and

WHEREAS, the aforesaid signs are only temporary in nature and shall be removed upon completion of the project in or about March, 2015.

WHEREAS, given the size and nature of this Project, the Mayor and Council of the Borough of Red Bank find that it is in the best interest of the Borough to authorize MW to install the temporary signs and grant MW a waiver from any applicable requirements of the Borough's Planning and Development Regulations pertaining to signs.

NOW THEREFORE BE IT RESOLVED that the Council of the Borough of Red Bank hereby approves the MW's request to install the temporary signs at the Project, subject to review and inspection by the Borough's Code enforcement office for safety issues only; and

BE IT FURTHER RESOLVED that when the Project is complete, the waiver granted for the signs shall expire and the signs shall be removed.

Seconded by Councilwoman Horgan and adopted on roll call by the following vote:

	Yes	No	Abstain	Absent
Councilman Murphy	(x)	()	()	()
Councilwoman Burnham	(x)	()	()	()
Councilwoman Horgan	(x)	()	()	()
Councilwoman Lewis	(x)	()	()	()
Councilman Ziprich	(x)	()	()	()
Councilman DuPont	()	()	(x)	()

Dated: June 25, 2014