

**AGENDA
PLANNING BOARD
BOROUGH OF RUMSON
October 5, 2015
7:30 P.M.**

Pledge of Allegiance

Roll Call

Statement of compliance with the notice requirements of the Open Public Meetings Act.

Approval of the minutes for the September 14, 2015 meetings.

1. Resolutions:

Rumson Clover, LLC, Resolution approving a Minor Subdivision for the property located at 6 Clover Lane. The approval is for the subdivision of the existing 30,537.37 square foot tract into two (2) single-family building lots. The easterly lot 31.01 is a rectangular shaped that consists of 15,297.06 square feet (0.35 acres) and has 75.01 feet of frontage on Clover Lane. The westerly lot 31.02 is a rectangular shaped lot that consists of 15,240.31 square feet (0.34 acres) and has 75 feet of frontage on Clover Lane. The existing dwelling and associated features are to be removed. The property is located in the R-4 Residential Zone shown on the Borough of Rumson Tax Map as Block 97, Lot 31.

50 Rumson Road, LLC, Resolution approving a Minor Subdivision for the properties located at 50 and 54 Rumson Road. The subject tract consists of two (2) existing properties. Existing Lot 1 (50 Rumson Road) is a 2.51 acre vacant corner lot with approximately 269.09 feet of frontage on Rumson Road and 374.29 feet on Tennis Court Lane. Existing Lot 2 (54 Rumson Road) is 3.20 acre developed corner lot with approximately 152.31 feet of frontage on Rumson Road and 652.48 feet of frontage on Belknap Lane which contains the main dwelling along with two (2) other detached dwellings in the rear of the site along with a detached garage. The approval is for the subdivision of Lot 1 into two (2) single-family building lots and take approximately 0.22 acres of Lot 1 and add it to Lot 2. The new corner lot 1.01 is a rectangular shaped lot that consists of 48,248.79 square feet (1.10 acres) and has 221.36 feet of frontage on Rumson Road and 206.3 feet of frontage on Tennis Court Lane. The new interior lot 1.02 is a rectangular shaped lot that consists of 51,527.71 square feet (1.18 acres) and has 200.60 feet of frontage on Tennis Court Lane. The expanded existing corner lot 2.01 (54 Rumson Road) is a rectangular shaped corner lot that consists of 149,166.80 square feet (3.42 acres) and has 200 feet of frontage on Rumson Road and 652.48 feet of frontage on Belknap Lane. The properties are located in the R-2 Residential Zone shown on the Borough of Rumson Tax Map as Block 103, Lots 1 and 2.

2. Nate & Mindy Kestenman, informal review of proposed Minor Subdivision for the property located at 114 Rumson Road. The property is located in the R-1 Residential Zone shown on the Borough of Rumson Tax Map as Block 93, Lot 16.02.

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3. Executive Session (if necessary).

4. Adjournment.

cc to:

Mrs. Patricia Murphy

State Shorthand Reporting Service