

**KEYPORT UNIFIED PLANNING BOARD  
MEETING OF SEPTEMBER 22, 2022**

**CALL TO ORDER                      PM**

**SUNSHINE LAW NOTICE:**

**ROLL CALL:**

\_\_\_\_Mayor Kennedy \_\_\_\_Councilmember Davidson \_\_\_\_M. Sessa \_\_\_\_H. Aumack \_\_\_\_W. McDermott  
\_\_\_\_J. Oviedo \_\_\_\_D. Pacheco \_\_\_\_J. Royster \_\_\_\_N. Vecchio  
Alternates: \_\_\_\_G. Kotzas \_\_\_\_C. Dickerson

**MINUTES:** August 25, 2022

**MOTION TO APPROVE MINUTES: August 25, 2022**

Motion:            Second:                      Ayes:                      Nays:                      Ab:

\_\_\_\_Mayor Kennedy \_\_\_\_Councilmember Davidson \_\_\_\_M. Sessa \_\_\_\_H. Aumack \_\_\_\_W. McDermott  
\_\_\_\_J. Oviedo \_\_\_\_D. Pacheco \_\_\_\_J. Royster \_\_\_\_N. Vecchio  
Alternates: \_\_\_\_G. Kotzas \_\_\_\_C. Dickerson

**COMMUNICATION**

Email from Clerk regarding Resolution #2022-137 Approving Application of 357 W. Front Street and Mariners Village for Permit to Expand Piers Docks and Slips; and Ordinance #2022-04 Vacating a Portion of the Right of Way of Washington Street

Motion to receive and file

**RESOLUTION:            KUPB #21-14  
                                 TRIANO  
                                 156-158 MAIN STREET  
                                 BLK 44, LOT 6  
                                 MINOR SITE PLAN/USE VARIANCE**

**MOTION TO APPROVE:**

Motion made by \_\_\_\_\_ Second by \_\_\_\_\_

\_\_\_\_Mayor Kennedy \_\_\_\_Councilmember Davidson \_\_\_\_M. Sessa \_\_\_\_H. Aumack \_\_\_\_W. McDermott  
\_\_\_\_J. Oviedo \_\_\_\_D. Pacheco \_\_\_\_J. Royster \_\_\_\_N. Vecchio  
Alternates: \_\_\_\_G. Kotzas \_\_\_\_C. Dickerson

**APPLICATION: KUPB #22-01**  
**ARJIKA PROPERTIES**  
**108 BROAD ST**  
**BLK 60, LOT 6**  
**USE VARIANCE (VARIANCE RELIEF)**

**MOTION TO APPROVE/DENY APPLICATION:**

Motion made by \_\_\_\_\_ Second by \_\_\_\_\_

\_\_\_\_ Mayor Kennedy \_\_\_\_ Councilmember Davidson \_\_\_\_ M. Sessa \_\_\_\_ H. Aumack \_\_\_\_ W. McDermott  
\_\_\_\_ J. Oviedo \_\_\_\_ D. Pacheco \_\_\_\_ J. Royster \_\_\_\_ N. Vecchio

Alternates: \_\_\_\_ G. Kotzas \_\_\_\_ C. Dickerson

**APPLICATION: KUPB #22-03**  
**MARIA FERGUSON**  
**280 WASHINGTON STREET**  
**BLK 8, LOT 23**  
**BULK VARIANCE & SKETCH PLAN APPROVAL**

**MOTION TO OPEN TO THE PUBLIC:**

Motion made by \_\_\_\_\_ Second by \_\_\_\_\_

**MOTION TO CLOSE TO THE PUBLIC:**

Motion made by \_\_\_\_\_ Second by \_\_\_\_\_

**MOTION TO APPROVE/DENY APPLICATION:**

Motion made by \_\_\_\_\_ Second by \_\_\_\_\_

\_\_\_\_ Mayor Kennedy \_\_\_\_ Councilmember Davidson \_\_\_\_ M. Sessa \_\_\_\_ H. Aumack \_\_\_\_ W. McDermott  
\_\_\_\_ J. Oviedo \_\_\_\_ D. Pacheco \_\_\_\_ J. Royster \_\_\_\_ N. Vecchio

Alternates: \_\_\_\_ G. Kotzas \_\_\_\_ C. Dickerson

**APPLICATION: KUPB # 21-10**  
**KEYPORT PROFESSIONAL PLAZA, LLC**  
**25 EAST FRONT STREET**  
**BLK 80, LOT 1.02**  
**USE VARIANCE (Mayor and Councilmember recused from application)**

**MOTION TO OPEN TO THE PUBLIC:**

Motion made by \_\_\_\_\_ Second by \_\_\_\_\_

**MOTION TO CLOSE TO THE PUBLIC:**

Motion made by \_\_\_\_\_ Second by \_\_\_\_\_

**MOTION TO APPROVE/DENY APPLICATION:**

Motion made by\_\_\_\_\_ Second by \_\_\_\_\_

\_\_\_\_Mayor Kennedy \_\_\_\_\_Councilmember Davidson \_\_\_\_\_M. Sessa \_\_\_\_\_H. Aumack \_\_\_\_\_W. McDermott  
\_\_\_\_J. Oviedo \_\_\_\_\_D. Pacheco \_\_\_\_\_J. Royster \_\_\_\_\_N. Vecchio

Alternates: \_\_\_\_\_G. Kotzas \_\_\_\_\_C. Dickerson

**PLANNING BOARD PROFESSIONALS:** Update on applications

**Motion to Adjourn:**

The next regularly scheduled Planning Board Meeting will be Thursday, October 27, 2022

ADJOURNMENT: PM