



PUBLIC NOTICE/AGENDA
ARCHITECTURAL COMMISSION MEETING

Thursday July 14th, 2022 at 10:00 am

*This notice was mailed on July 4, 2022 to all Manalapan Residents. All applications are available for public review at Town Hall.
Please contact Zoning Administrator Alice Everard at 561-383-2544.*

Architectural Commission	Town Staff
Sharon Kirkland, Chair _____	Linda Stumpf, Town Manager _____
Kristin Rosen, Vice Chair _____	Erika. Petersen, Town Clerk _____
Karen Quigley, Commissioner _____	Alice Everard, Zoning Admin. _____
Sam Sylvestsky Commissioner _____	Keith Davis, Town Attorney _____
Ken Ray, Commissioner _____	Trey Nazzaro, Ass't. Town Attorney _____
Lisa Munro (1st Alt.) _____	
Simone Bonutti (2 nd Alt.) _____	

CALL TO ORDER & PLEDGE OF ALLEGIANCE

CONSENT AGENDA:

1. APPROVAL OF MINUTES June 9, 2022 ARCOM Meeting

REGULAR AGENDA:

1. ITEMS FOR CONSIDERATION

1.1 Case No. AR-22-19

John Giuffre 2012 Staten Island Trust, 1685 Lands End Rd., Continuance of a previous submittal to allow ARCOM board the opportunity to review lighting impacts on the neighborhood. The previous submittal was seeking approval for the addition of exterior lighting to the front façade of the house. The black lantern style lighting (Item # 8907-94 Newport Heritage Wall Mount Light), is proposed to be located adjacent to each side of the front entry door and over each of the six arched windows on either side of the front of the house.

1.2 Case No. AR-22-22

Neil & Diana Maune, 1520 Paslay Pl., request approval for landscape changes and changes to rear yard. Landscape changes to consist of the addition of 8 groomed Live Oak trees to be installed on east side of garage courtyard wall located at the north driveway entrance. Changes to the rear yard include updating the covered loggia by removing decorative columns and arches and installing new decorative columns and perimeter beam, replacing existing pool with new rectangular pool and adding a 499-sf pool cabana with access by a spiral stair to a roof-top deck surrounded by a 3 ft high glass railing.

1.3 Case No. AR-22-23

14 Little Pond Road LLC, 14 Little Pond Rd., requests approval for interior and exterior updates to the condominium unit and landscaping. The interior will be remodeled and includes the addition of an air-conditioned laundry room and storage space in the garage. Exterior changes include new impact rated windows and doors with 2 non-front facing windows enlarged to enhance courtyard views. New pool/water feature Landscaping changes include removing existing stumps & plantings and replacing with fresh landscape material consistent with existing community design. A landscape plan has been provided.

1.4 Case No. AR-22-24

David Larue & Lindsay Wright, 20 Audubon Cswy., request approval for modifications to the façade and site changes previously approved by ARCOM on May 20, 2021. The current proposal will include changing flat white concrete roof tile to Mediterranean Terracotta “C” shaped barrel roof tile, changing exterior paint color from yellow to Alabaster white (BM OC-129) and replacing a pair of French doors with bi-fold doors on the west façade. Items to be removed include all shutters and the north facing gabled ends of the second-floor roof. A first-floor addition is proposed and will include demolishing and then re-constructing a 110-sf expansion to the existing footprint of the front NE corner of the house. Black painted metal trellis will be added to the NW portion of rear façade and a black mechanical trellis will be added to the second-floor terrace.

1.5 Case No. AR-22-25

Jean & Mark Cohen, 25 Audubon Cswy., request approval for several changes to the project most recently approved by ARCOM at the May, 2022 meeting. The following color and material changes will include roof tiles from Boral to Smoke Black Antique, stucco color will change to Benjamin Moore Fog Mist, garage and front doors will change to S4 color from Eden Coast Garage Doors and driveway pavers will change from Belgard/Old Castle to Titanium. The 23 ft. planter located adjacent to the garage will be reduced to two 8 ft. 10 in planters to accommodate required garage vents and the layout of the proposed pool/spa will be slightly modified with front steps and pool deck to be changed from Porcelanosa to Nantes Caliza tile.

PUBLIC COMMENTS

ADJOURNMENT

PLEASE TAKE NOTICE AND BE ADVISED, that if any interested person desires to appeal any decision made at the this meeting or hearing, such interested person will need to insure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. The Town does not provide such a record. The meeting/hearing will be continued from day to day, time to time, place to place, as may be found necessary during the aforesaid meeting. Please note that one or more Town Commissioners may attend this meeting and may speak. IN ACCORDANCE WITH THE PROVISIONS OF THE AMERICANS WITH DISABILITIES ACT (ADA), THIS DOCUMENT CAN BE MADE AVAILABLE IN AN ALTERNATE FORMAT (LARGE PRINT) UPON REQUEST AND SPECIAL ACCOMMODATIONS CAN BE PROVIDED UPON REQUEST WITH THREE (3) DAYS ADVANCE NOTICE. Please contact the Town Clerk at (561) 585-9477 - 600 South Ocean Blvd., Manalapan, FL 33462 - townhall@manalapan.org