



NOTICE OF ACTION LONG BEACH TOWNSHIP LAND USE BOARD

TAKE NOTICE THAT ON THE 11TH DAY OF FEBRUARY 2026, THE LAND USE BOARD OF THE TOWNSHIP OF LONG BEACH IN THE COUNTY OF OCEAN, TOOK THE FOLLOWING ACTION:

1. ADOPTED RESOLUTION OF APPROVAL #LUB-28-25- KENNETH & JENNIFER POSSENREIDE MEMORIALIZING APPROVAL OF APPLICANTS REQUEST FOR VARIANCE RELIEF FROM TOWNSHIP REQUIREMENTS FOR HEIGHT, SO AS TO EXTEND THE EXISTING ELEVATOR TOWER TO REACH THE ROOF DECK, ON BLOCK 20.151 LOT 5, AS SHOWN ON THE TOWNSHIP TAX MAP, ALSO KNOWN AS 151 D LONG BEACH BOULEVARD, LOVELADIES.

2. ADOPTED RESOLUTION OF APPROVAL #LUB-29-25- DAVID WRYSCH MEMORIALIZING APPROVAL OF APPLICANTS REQUEST FOR MINOR SUBDIVISION, PRELIMINARY AND FINAL SITE PLAN AND USE VARIANCE, SO AS TO SUBDIVIDE THE LOT INTO THREE (3) CONFORMING LOTS, **NEW LOT 11.02:** THIS LOT WOULD FRONT LONG BEACH BOULEVARD AND IS PARTIALLY IN THE GENERAL COMMERCIAL ZONE AND PARTIALLY IN THE R-50A ZONE. THE APPLICANT IS PROPOSING TO CONSTRUCT A NEW THREE (3) STORY-MIXED USED BUILDING WITH COMMERCIAL SPACE ON THE FIRST FLOOR AND TWO (2) SINGLE-FAMILY APARTMENTS ABOVE, **NEW LOT 11.01:** THE APPLICANT IS PROPOSING TO CONSTRUCT A NEW SINGLE-FAMILY DWELLING WHICH FRONTS ON INDIANA AVENUE. **NEW LOT 11.03:** THE APPLICANT IS PROPOSING TO CONSTRUCT A NEW SINGLE-FAMILY DWELLING WHICH FRONTS ON OHIO AVENUE, ON BLOCK 7.24 LOT 11, AS SHOWN ON THE TOWNSHIP TAX MAP, ALSO KNOWN AS 12800 LONG BEACH BOULEVARD, BEACH HAVEN TERRACE.

A PUBLIC HEARING WAS HELD ON JANUARY 14, 2026. COPIES OF THE RESOLUTIONS HAVE BEEN FILED AND ARE AVAILABLE FOR INSPECTION AT THE LAND USE BOARD OFFICE.

3. LUB #22-25: DENIED APPLICANTS REQUEST FOR PRELIMINARY AND FINAL SITE PLAN APPROVAL WITH VARIANCE RELIEF FROM THE TOWNSHIP'S ZONING REQUIREMENTS FOR: SIDE AND REAR YARD SETBACKS, . THE SIDE YARD SETBACK TO S. WEST 31ST STREET IS 8.3 FEET, 5.1 FEET IS PROPOSED AND 10 FEET IS REQUIRED; MINIMUM OFF-STREET PARKING REQUIREMENTS; THE REQUIRED NUMBER OF PARKING SPACES IS 28, EXISTING ARE 24 PARKING SPACES AND 21 PARKING SPACES ARE BEING PROPOSED, SO AS TO CONSTRUCT A 21' FEET BY 10' FEET, RESTROOM IN THE PARKING LOT OF SUNSET HARBOR MARINA, LLC., ON BLOCK 6.25 LOT 1 QUALIFIER C0009, ALSO KNOWN AS 32 WEST SOUTH 32ND STREET, BEACH HAVEN GARDENS.

Resolutions memorializing decisions of the Land Use Board with respect to the above matter will be adopted at the next regular meeting of said Board on March 11, 2026, and upon adoption will be filed in the office of the Land Use Board secretary and available for public inspection.

JACKIE FIFE
SECRETARY
LAND USE BOARD

PUBLICATION DATE: FEBRUARY 17, 2026- ASBURY PARK PRESS & THE LONG BEACH TOWNSHIP WEBSITE