

THE CHAIRMAN RESERVES THE RIGHT TO REVISE THE ORDER OF THE AGENDA AS NEEDED.

**AGENDA  
RED BANK ZONING BOARD OF ADJUSTMENT  
June 16, 2016**

The Red Bank Zoning Board of Adjustment will hold its regular meeting on Thursday, June 16, 2016 at 6:30 p.m. in the Municipal Building, first floor, Council Chambers, 90 Monmouth Street, Red Bank, New Jersey. (Prior to the meeting, the Board will hold a public workshop in the conference room off of the first floor Council Chambers beginning at 6:00 p.m.).

The agenda is as follows:

**Salute to the Flag**

**Open Meeting to the Public for Non-Agenda Items**

**Administrative Matters:**

**Approval of Minutes:** June 2, 2016

**Resolutions:**

1. Approval of SMS Ventures, LLC, 22-24 West Front Street, Block 9.01, Lot 8.01 Z11709

**Extension Request**

1. Applicant, Riverwalk Commons Red Bank, LLC is requesting a one year extension, to June 30, 2017 of approval of application #Z10249 approved by Resolution # 2012-34 on October 18, 2012. The approval for block 29, lots 5, 6 & 7 (24-30 Mechanic Street) was for 24 residential units.

**Public Hearings:**

1. **Count Basie Theater, Inc. 99 Monmouth Street, Block 43, Lots 1, 2, 3 & 4.01 Z11770**

Applicant, Count Basie Theater, Inc., is seeking a d(6) use variance (exceeding maximum height requirement by more than 10%) along with preliminary and final site plan approval to construct an approximately 42,000 s.f. addition onto the existing theater for theater and theater related uses. In addition to the d(6) use variances the applicant is requesting "c" or bulk variances for the number of parking spaces, lot coverage, side yard setback,

front yard setback, open space, loading spaces, front yard refuse storage and any other variances and waivers that may be required. CCD-2 Zone with Design District Overlay.