



Application: 408-20  
Applicant: Brian Vallee, Ken Barton, & Charnie Stein  
Attorney: Salvatore Alfieri, Esq.  
Street Address of Property: 167 N. Broadway  
Block: 47 Lot: 16  
Date deemed complete: July 22, 2020

Application: 420-21  
Applicant: Alex Zhang Attorney: N/A  
Street Address of Property: 25 Lighthouse Drive  
Block: 165 Lots: 1  
Date deemed complete: June 23, 2021

Application: 412-20  
Applicant: Johnrose FM, LLC Attorney: Kenneth Pape Esq.  
Street Address of Property: 3630 and 3640 Highway 35  
Block: 9 Lots: 3&6  
Date deemed conditionally complete: April 28, 2021

**APPLICATIONS HEARING**

Application: 417-21  
Applicant: Manhattan Beach Phase I Urban Renewal, LLC  
Attorney: Jason R. Tuvel, Esq. / Prime & Tuvel  
Street Address of Property: Rosewell Street  
Block: 161.02 Lots: 21, 23,24,& 24.01  
Application Type: Final Preliminary Major Site Plan

**CORRESPONDENCE**

**DISCUSSION**

**PUBLIC SESSION**

**NEXT MEETING:** September 22, 2021, at 7:00 pm.

This meeting will be held in person at City Hall.

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**Planning Board Meeting - 7 PM**

**Please join this meeting from your computer, tablet or  
smartphone.**

<https://www.gotomeet.me/CityOfSouthAmboy/planning-board>

**You can also dial in using your phone.**

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