



REVISED - PUBLIC NOTICE/AGENDA
ARCHITECTURAL COMMISSION MEETING

Thursday April 2, 2026 at 10:00 am

This notice was mailed on March 20, 2026 to all Manalapan Residents. All applications are available for public review at Town Hall.

Architectural Commission		Town Staff	
Stewart Satter, Chair	_____	Eric Marmer, Town Manager	_____
Steven Locante, Commissioner	_____	Anthony Davidson, Asst. Town Manager	_____
Kristin Rosen, Commissioner	_____	Jacek (Jack) Tomasik, Building Official	_____
Hank Siemon, Commissioner	_____	Erika Petersen, Town Clerk	_____
Niki Peterson, Commissioner	_____	Alice Everard, Zoning Admin.	_____
J.D. Bols (1st Alt.)	_____	Keith Davis, Town Attorney	_____
Sharon Kirkland (2 nd Alt.)	_____	Dylan Brandenburg, Asst. Town Attorney	_____
_____	_____		_____

CALL TO ORDER & PLEDGE OF ALLEGIANCE

CONSENT AGENDA:

1. APPROVAL OF MINUTES

a. March 5, 2026 ARCOM Meeting

REGULAR AGENDA:

1. ITEMS FOR CONSIDERATION

1.1 Case No. AR-26-07

3050 S. Ocean Blvd LLC, 3050 S. Ocean Blvd., requests approval for modifications to site walls and fencing and for the addition of a driveway gate. The proposed revisions to the driveway and front gate are designed for safe vehicle ingress from the main road and to increase security for the residence. The driveway will now feature a 6 ft. high white aluminum slated entry-gate set inward and perpendicular to the driveway entrance which connects to fencing consistent with the gate extending north along the front lot line. A fence system, consistent with the driveway gate and front perimeter fencing, is proposed to be located adjacent to and across the front of the house and includes 6 ft. high fencing beginning south of the SE corner of the house, incorporates a 6ft. X 8ft.-11in. high stucco wall painted to match the house and featuring 1ft. X 2ft-10in. backlit black metal address numbers, followed by 3ft.-8in. high fencing which extends to the NE corner of the house. These modifications include adjusting the previously approved pedestrian gate and low wall along the north side lot line to a uniform height of 6 feet. All wall sections will consist of a stucco finish and paint to match the primary structure. An updated landscape plan has been provided to address changes occurring due to the revised gate, wall and fence system.

ADJOURNMENT

PLEASE TAKE NOTICE AND BE ADVISED, that if any interested person desires to appeal any decision made at this meeting or hearing, such interested person will need to ensure 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, and 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 - epetersen@manalapan.org