Shrewsbury Borough
419 Sycamore Avenue
Shrewsbury, NJ 07702

P 732-741-4200
F 732-741-6549
www.ShrewsburyBoro.com

LAND USE BOARD – REGULAR MEETING (Revised Agenda)
September 2, 2026
6:30 PM

1. **Called to order**

2. **Open Public Meeting Statement**

3. **Salute to the flag**

4. **Roll Call**

5. **Unfinished Business:**

Resolution
Galano
122 East End Avenue
Block 58, Lot 6

Building Coverage Variance

Resolution
Witherow
135 Trafford Street
Block 6, Lot 7

Building Coverage Variance
Front Yard Setback Variance

Resolution
Jafolla
92 Beechwood Drive
Block 50, Lot 7

Building Coverage Variance
Front Yard Setback Variance
Side Yard Setback Variance
Lot Coverage Variance

Resolution
AltaTerra Development Group, LLC
806 & 812 Broad Street
Block 28, Lots 10 & 11

Use Variance

Resolution
Shrewsbury Newman Springs Road, LLC
179 Newman Springs Road
Block 2, Lot 21

Use Variance

Hearing Continuation

Savard — Lot Coverage Variance
272 Sycamore Avenue
Block 61, Lot 1

Hearing Continuation

NJSA, Inc — Preliminary & Final Major Site Plan
20 Avenue at the Common — Bulk Variance Relief
Block 73, Lot 1

(THIS APPLICATION IS BEING CARRIED TO SEPTEMBER 29TH AT 6:30PM)

6. **New Business**

Ruggiero — Front Yard Setback Variance
101 Patterson Avenue
Block 9, Lot 3

Shrewsbury Medical Associates — Site Plan Approval
59 Avenue at the Common — Change in Use
Block 70.01, Lots 4 & 4.01

7. **Open Meeting to public**

8. **Adjournment**