



**BOROUGH OF HIGHLANDS  
LAND USE BOARD MEETING**  
151 Navesink Ave. - Court Room  
Thursday, May 14, 2026 at 7:00 PM

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## **AGENDA**

*Please be advised that the agenda as shown may be subject to change. This meeting is a quasi-judicial proceeding. Any questions or comments must be limited to issues that are relevant to what the board may legally consider in reaching a decision and decorum appropriate to a judicial hearing must be maintained at all times.*

**CALL TO ORDER:** *The chair reserves the right to change the order of the agenda.*

### **PLEDGE OF ALLEGIANCE**

**OPEN PUBLIC MEETING STATEMENT:** *As per requirement, notice is hereby given that this is a Regular Meeting of the Borough of Highlands Land Use Board and all requirements have been met. Notice has been transmitted to the Asbury Park Press and the Two River Times. Notice has been posted on the public bulletin board. Formal Action will be taken.*

### **ROLL CALL**

**OPEN FOR PUBLIC COMMENTS:** *General Questions or Comments not pertaining to Applications*

### **RESOLUTIONS**

1. LUB Resolution Appointing Kate Maloney as Board Secretary

### **ACTION ON OTHER BUSINESS**

2. 1. LUB2021-05: Mattina, 149 Portland Rd., B12 L4.01 & 4.02 Extension Request
2. LUB24-08: Conti – 212 Linden Ave., B110 L12 Dismissal
3. Bay Avenue CDD Floodplain Update
4. Review Ordinance O-26-10 Amending Chapter 21 (Zoning and Land Use Regulations), Section 21-65.9 (Grading and Topsoil Removal), Section 21-48B (Steep Slopes and Slump Blocks), Section 21-99 (Enforcement) and Section 21-107B (Fees) of the Code of the Borough of Highlands

### **COMMUNICATION AND VOUCHERS**

3. Seastreak Follow Up Meeting, Submissions to Follow

### **APPROVAL OF MINUTES**

4. 03-12-2026 LUB Minutes

#### **HEARINGS ON OLD BUSINESS**

5. LUB25-10: Solar Powered 44 – 44 Miller St., B58 L7.01

#### **HEARINGS ON NEW BUSINESS**

#### **ADJOURNMENT**

*Board Policy: • All meetings shall adjourn no later than 10:00 P.M. unless a majority of the quorum present at said hour vote to continue the meeting to a later hour. • No new hearing shall commence after 9:15 P.M. unless the Chairperson shall rule otherwise. • The Chair may limit repetitive comments or irrelevant testimony and may limit the time or number of questions or comments from any one citizen to ensure an orderly meeting and allow adequate time for members of the public to be heard.*