



**State of New Jersey**  
DEPARTMENT OF COMMUNITY AFFAIRS  
101 SOUTH BROAD STREET  
PO BOX 204  
TRENTON, NJ 08625-0204

CHRIS CHRISTIE  
*Governor*

KIM GUADAGNO  
*Lt. Governor*

LORI GRIFA  
*Acting Commissioner*

March 1, 2010

The Honorable Steven Langert  
Lakewood Township  
Municipal Building  
231 Third Street  
Lakewood, NJ 08701

**RE: Lakewood Township, Ocean County Status of the Initial Plan Endorsement Petition**

Dear Mayor Langert:

This letter is to acknowledge receipt of your amended Initial Plan Endorsement materials on January 14, 2010 and the additional requested information provided on **January 28, 2010**. The relevant State agencies have begun a 45 day review period to evaluate the submitted plan for consistency with the State Development and Redevelopment Plan. At the conclusion of this review, on or before March 31, 2010, our office will provide you with a report containing detailed findings and conclusions concerning consistency of the submitted plan and issues that need to be addressed. In addition, we will provide a draft Memorandum of Understanding (MOU) and an attached draft Action Plan that will be crafted with your participation and will outline specific tasks that must be completed, including a timeline for achieving same, which will be necessary in order to achieve Initial Plan Endorsement. A draft Plan Implementation Agreement (PIA) will also be provided indicating short term and long term efforts that will need to be performed once the plan is endorsed. The draft Action Plan and draft PIA will address tasks needed to achieve CAFRA consistency in order to facilitate center designation from the Department of Environmental Protection pursuant to the Coastal Area Facility Review Act (N.J.S.A. 13:19-1 *et seq.*) and the Coastal Zone Management rules (N.J.A.C. 7:7E-1 *et seq.*).

Once you have had an opportunity to review the submitted materials, we will arrange for the draft MOU and attached Action Plan to be considered by the Plan Implementation Committee (PIC) of the State Planning Commission.

Lakewood Township's amended petition has addressed many of the concerns raised in the May 23, 2006 consistency review. As always, OSG commends Lakewood Township for its continued pursuit of Initial Plan Endorsement. Should you have any questions, please feel free



The Honorable Steven Langert  
Page Two  
March 1, 2010

to contact Barry Ableman, Principal Planner within OSG for Lakewood Township at (609) 292-3228 or via email at [bableman@dca.state.nj.us](mailto:bableman@dca.state.nj.us). We look forward to continuing to work with the Lakewood Township as it pursues Initial Plan Endorsement and achieves CAFRA consistency.

Sincerely,

Donna Rendeiro  
Acting Executive Director  
Office of Smart Growth

DR:ba

c: Menashe Miller, Deputy Mayor (*Via E-Mail*)  
Mary Ann Del Mastro, Municipal Clerk (*Via E-Mail*)  
Frank Edwards, Township Manager (*Via E-Mail*)  
Stanley Slachetka, PP/AICP, Planning Consultant, T&M Associates (*Via E-Mail*)  
State Agency Partners (*Via E-Mail*)  
David J. McKeon, Planning Director, Ocean County (*Via E-Mail*)  
Joy Farber, Esq, Chief Counsel and Policy Director, OSG (*Via E-Mail*)  
Karl Hartkopf, PP/AICP, Planning Director, OSG (*Via E-Mail*)  
Barry Ableman, Principal Planner, OSG (*Via E-Mail*)  
Lakewood Township, Plan Endorsement File