

**TOWNSHIP OF MORRIS
PLANNING BOARD
REGULAR MEETING AGENDA
APRIL 18, 2016**

Please take notice that the regular meeting of the Township of Morris Planning Board will be held on Monday evening April 18, 2016, at 7:30 P.M. in the Municipal Building, 50 Woodland Avenue, Township of Morris, N.J.

1. Call to Order
2. Statement of Adequate Notice
3. Pledge of Allegiance
4. Roll Call

Resolution

Consideration of the following resolution thereby memorializing the action taken by the Board at the April 4, 2016 meeting:

5. PB-08-15, Southgate Center Five, LLC Site Plan / Variance
Block 7001, Lot 1 & 2, Southgate Parkway, OL-40 zone.

Applicant proposes construction of 82,000 square feet medical office building with other related improvements which will require bulk variance relief.

Approval

Roll Call (voting members): Mr. Loughman, Mr. Kaar, Mr. Goldberg, Ms. Murphy, Mr. Haan

Public Hearings

6. PB-11-15, William Alverson Minor Subdivision / Variance
Block 101, Lot 34, 70 W. Hanover Avenue, RA-7 zone.

Applicant proposes a minor subdivision to create one additional lot. Variance required for lot depth, 100 ft required and 98.1 ft provided.

7. PB-05-15, K. Hovnanian at Morristwp II, LLC Site Plan / Variances
Block 9101, Lot(s) 6, 7 & 8, 101 Columbia Road, OL-40 / PUD zone.

Continuation from the October 5, 2015, October 19, 2015 November 16, 2015, November 30, 2015, January 11, 2016, February 1, 2016 and March 7, 2016 public hearings, applicant proposes construction of 235 townhouses and a residential clubhouse with other related improvements.

8. **Other Matters**

- a. Southgate Two, LLC, Block 7003, Lot 20, 435 South Street, OL-40 zone.
Applicant proposes to construct banked parking previously approved by the Planning Board on January 10, 2011.
- b. Order of St. Benedict of NJ, Block 4501, Lot 2.01, 230 Mendham Road, request for extension of approval of the amended final site plan for the fifth tennis court with variance for the fence to surround the tennis court.

9. Adjournment


Sonia Santiago, Board Secretary

Please note that in all matters presented by applicants, the Board's function is quasijudicial and therefore formal action is always taken when the matter reaches hearing. Participation in the hearing is vital to any interested member of the public. It is difficult to determine whether a matter on the agenda will be reached for a hearing. Therefore, reliance should not be placed on the estimate of whether formal action is or is not anticipated. If a matter is on the agenda your rights can only be protected by attending the meeting.

Distribution: April 12, 2016

Chairman and Board Members, Planning Consultant, Board Engineer, Township Committee, Township Administrator, Township Tax Assessor, Board Attorney, Township Engineer, Township Clerk, Bulletin Board, Township Historic Preservation Commission, Star Ledger, Daily Record, Morris News Bee