

**TOWNSHIP OF MORRIS
PLANNING BOARD
REGULAR MEETING AGENDA
MARCH 6, 2023**

Please take notice that, the regular meeting of the Township of Morris Planning Board will be held on Monday, March 6, 2023 at 7:00 P.M. in the Municipal Building, 50 Woodland Avenue, Morris Township, N.J. in person and viewable via Zoom.

In order to login, you will need the Zoom application loaded on your device (you may download for free) then, You may log on to the meeting using one of these three methods:

- Click here: <https://us02web.zoom.us/j/84375774591?pwd=QmVsRjZNck96QTZLSVdFcTBpaW0rZz09>
- Or go directly to the Zoom Meeting website <https://zoom.us/join> and click on the JOIN A MEETING and enter.
Meeting ID: 843 7577 4591
Password: 461758
- Or by phone at 1-929-205-6099 and enter
Meeting ID: 843 7577 4591
Password: 461758

AGENDA

1. Call to Order
2. Statement of Adequate Notice
3. Pledge of Allegiance
4. Roll Call
5. Consideration for approval of minutes of the February 6, 2023 regular meeting.

Resolution

Consideration of the following resolutions thereby memorializing the action taken by the Board at the February 6, 2023 meeting:

6. PB-13-22, KW Kreations, LLC Minor Subdivision/Variance
Block 10311, Lot 15.01 9 Emmett Avenue, RB-7 zone.

Applicant proposes a minor subdivision with variance relief to adjust the lot line between lot 15.01 and 16 creating a front yard setback of 49.18 feet where 50 feet is required a side yard setback of 8.4 feet where 10 feet is required and creating a combined side yard setback of 18.5 feet where 20 feet is required.

Approval

Roll Call (voting members); Mr. Quillan, Mr. Flowers, Mr. Ravitz, Ms. Murphy, Mr. Alesso,
Ms. Van Order, Ms. Wilson, Mr. Benoit, Mr. Bye

7. PB-01-19, Morristown Motors, Inc. Extension of Approval
Block 10104, Lots 7, 9, & 13, 175 Ridgedale Avenue, I-21 zone.

Applicant request an extension of approval.

Approval

Roll Call (voting members); Mr. Quillan, Mr. Nunn, Ms. Murphy, Mr. Ravitz, Ms. VanOrder,
Ms. Wilson, Mr. Alesso, Mr. Benoit, Mr. Bye

Public Hearings

8. PB-15-22, Morris County Golf Club Amended Preliminary / Final Site Plan
Block 9101, Lot 2, 36 Punch Bowl Road, OSGU zone.
- Applicant proposes to upgrade existing storage and maintenance facilities on its existing golf course. Click [here](#) to view the plans.
9. PB-16-22, Order of St. Benedict of NJ-St. Mary's Abbey Site Plan
Block 4501, Lot 2.01, 230 Mendham Road, OSGU zone.
- Applicant proposes a two-story addition to the existing St. Mary's Abbey Monastery. Click [here](#) to view the plans.
10. **Other Matters**
- Legislative Committee Report (if any)
 - PB By-Laws 2023 – for discussion (may be adopted)
 - Procedures for Planning / Zoning Board Meetings – for discussion
11. **Closed Session** (if necessary)
12. 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: February 28, 2023

Chairman and Board Members, Planning Consultant, Board Engineer, Township Committee, Township Administrator, Township Tax Assessor, Board Attorney, Bulletin Board, Township Historic Preservation Commission,