

**TOWNSHIP OF MORRIS
PLANNING BOARD
REGULAR MEETING AGENDA
OCTOBER 20, 2008**

Please take notice that the regular meeting of the Township of Morris Planning Board will be held on Monday evening October 20, 2008, at 7:30 P.M. in the Municipal Building, 50 Woodland Avenue, Morris, 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 resolutions thereby memorializing the action taken by the Board at the September 15, 2008 regular meeting:

5. PB-07-08, James Street, LLC Amended Site Plan/Variance/Waiver
Block 7101, Lot 1, 250 James Street, TH-4 zone.

Applicant proposes to construct ninety-two (92) townhouse units in twenty-three (23) buildings of four (4) units each. Other site accessory uses and structures are to include a pergola, gazebo, and a bocce court in the center of the site. Applicant seeks various variances and waivers.

Approval

Roll Call: (Voting Members): Mr. Bobbin, Mr. Loughman, Mr. Goss, Mr. Rosenbush,
Mr. McNally, Mr. Romano, Ms. Murphy, Mr. Grayzel,
Mr. Vintschger

Public Hearings

6. PB-10-07, Atlantic Health System Site Plan/Waiver/Variance
Block 7003, Lot 16, 475 South Street, OL-40 zone.

Applicant proposes to maintain the existing gazebos on site and install a third gazebo. The applicant also seeks approval for an existing generator which creates a side yard setback of 156 feet where 175 feet is required.

7. PB-18-08, St. Mary's Abbey/Trust for Public Land Major Subdivision
Block 4501, Lot 2, 230 Mendham Avenue, OS-GU zone.

Applicant proposes to subdivide the property into five lots to facilitate an open space purchase.

8. **Other Matters**

A. Normandy Real Estate Parking Deck

9. Adjourn

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: October 14, 2008

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