

**TOWNSHIP OF MORRIS
PLANNING BOARD APPLICATION
P.O. BOX 7603, 50 WOODLAND AVENUE, CONVENT STATION, NJ 07961-7603
PHONE # 973-326-7215 FAX #973-605-8363**

The Technical Committee (TCC) meets the first and third Thursday of each month. The Planning Board meets the first and third Monday of each month. An application must be received (2) weeks prior to a TCC meeting for scheduling. Once the TCC has deemed the application complete and ready for consideration by the Board, a public hearing will be scheduled through the Board secretary.

File **original** and **fifteen copies** of application form with **required application and escrow fees. All applications** (except final major subdivision), shall be accompanied by **sixteen copies** of **Plat Plan** showing complete subdivision/ site plan, adjacent properties, key map and all other requirements in accordance with the land development (chapter 57) and zoning (chapter 95) ordinances of the Township of Morris. The **Planning Board** meets the **first** and **third** Monday of every month. **Filing is required three weeks prior** to the meeting.

CHECK TYPE (S) OF APPLICATION (check all that apply):

- | | |
|--|--|
| <input type="checkbox"/> MINOR SUBDIVISION | <input type="checkbox"/> CONCEPT REVIEW (TCC) |
| <input type="checkbox"/> MAJOR SUBDIVISION / PRELIMINARY | <input type="checkbox"/> "C" VARIANCE (s) _____ (#) |
| <input type="checkbox"/> MAJOR SUBDIVISION / FINAL | <input checked="" type="checkbox"/> EXCEPTIONS (aka Waiver) (s) <u>1</u> (#) |
| <input checked="" type="checkbox"/> SITE PLAN/ AMENDED SITE PLAN | <input type="checkbox"/> "D" (USE) VARIANCE |
| <input type="checkbox"/> CONDITIONAL USE | <input type="checkbox"/> OTHER (Please Specify) |
| <input type="checkbox"/> SITE PLAN WAIVER | _____ |

1. APPLICANT (S) INFORMATION:

NAME Red Bull Arena, Inc. Attn: Luis Miguel Garcia

PHONE # _____ FAX _____ EMAIL luismiguel.garcia@newyorkredbulls.com

ADDRESS 600 Cape May Street, Harrison, NJ 07029

Please check one: OWNER Lot 4 or Purchaser under contract as to Lot 5

** If not owner, attach separate sheet giving owners consent to file application**

IF APPLICANT IS NOT THE OWNER, PLEASE PROVIDE THE FOLLOWING INFORMATION: As to Lot 5

OWNER'S NAME Columbia Road Owner LLC Attn: Ross Chomik PHONE # 973-299-4006

ADDRESS c/o Vision Real Estate Partners, Mt. Lakes Corp. Campus I, 1 Bloomfield Ave., Mountain Lakes, NJ 07046

HAS THE OWNER OF THE PROPERTY IN QUESTION SIGNED THEIR CONSENT ON THE PLANS BEING SUBMITTED?

YES NO IF NO, A NOTARIZED AFFIDAVIT OF OWNER'S CONSENT **MUST** BE ATTACHED.

2. PROPERTY/TRACT INFORMATION:

BLOCK (S) 9101 LOT (S) 4 & 5 NAME OF PROPERTY/TRACT (IF ANY) _____

STREET ADDRESS 101-103 Columbia Road

ZONING DESIGNATION OL-40/PUD AREA OF PROPERTY/TRACT (acreage or square feet) +/- 81 acres

PORTION OF LOT BEING UTILIZED (percentage) +/- 55%

3a. **VARIANCES REQUESTED** No (YES or NO) 3b. **WAIVERS REQUESTED** Yes (YES or NO)

IF VARIANCES AND/OR WAIVERS ARE REQUESTED, PLEASE STATE DETAILS (including specific ordinance section (s) from which relief is being sought) The Applicant requests a waiver from Section 57-160(4) of the Land Development Regulations to permit disturbance of 44,193 square feet of steep slopes in the 25% or greater category, where such disturbance is permitted only when essential for the construction of roadways, driveways, utilities and stormwater management.

4. **DEVELOPMENT PLANS - BRIEF EXPLANATION:** The Applicant proposes to construct a New York Red Bulls training facility for professional, academy and youth sports teams, which includes outdoor fields, buildings used for administrative and business offices, gymnasiums and field houses, athletic training and fitness, classrooms, dormitories, an indoor athletic field, food service operations, physical therapy and ancillary facilities related to athletic training.

Major or Minor Subdivision, Provide the following: NUMBER OF PROPOSED LOTS NA

NUMBER OF PROPOSED UNITS: MARKET _____ MODERATE _____ LOW _____ TOTAL NA

ATTACHING ADDITIONAL SHEETS, IF NECESSARY, TO THE APPLICATION? YES NO

5. OTHER (Please Explain) NA

6. PERSONS OR FIRM PREPARING PLANS: Gensler Attn: Jonathan Emmett
ADDRESS 1011 South Congress Ave., Bldg 1, Suite 200, Austin, TX 78704 TELEPHONE NO. 512-867-8247
FAX NO. _____ EMAIL jonathan_emmett@gensler.com

7. ATTORNEY NAME Riker Danzig Scherer Hyland & Perretti Attn: Nicholas Racioppi, Jr., Esq.
ADDRESS Headquarters Plaza, One Speedwell Ave., Morristown NJ 07962 TELEPHONE NO. 973-451-8492
FAX NO. _____ EMAIL nracioppi@riker.com

8. OTHER PROFESSIONALS (IF ANY) WORKING ON APPLICATION SEE EXHIBIT A
NAME _____
ADDRESS _____ TELEPHONE NO. _____
FAX NO. _____ EMAIL _____

DocuSigned by:

Luis Miguel Garcia

29 July 2022

SIGNATURE OF APPLICANT, ATTORNEY, AND/OR AGENT FOR APPLICANT

DATE

Luis Miguel Garcia

CFO

PRINTED NAME

RELATIONSHIP TO APPLICANT

Exhibit A
To Township of Morris
Planning Board Application

8. Other Professionals working on Application.

Richard Barrington, P.E.
WSP USA, Inc.
2 Gateway Center, 10th Floor, Newark, NJ
973-565-4898
richard.barrington@wsp.com

Michael Tobia, P.P.
92 Overlook Road, Morristown, New Jersey 07960
973/670-8888
Tobia.michael@verizon.net

Eric Keller
Bowman Consulting
54 Horse Hill Road, Cedar Knolls, NJ 07927
(973) 291-2919
ekeller@bowman.com