

## **MEMBERS**

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*ROBERT SEAMAN, Alternate #1*

*DAVID EVERETT, Alternate #2*

*RONALD CUCCHIARO, Attorney–Weiner Law Group LLP*

*LAURA NEUMANN, PE, PP, Engineer – CME Associates*

*PETER VAN DEN KOOY, PP, AICP, Planner – CME Associates*

*SHARI SPERO, LTE, Certified Tree Expert – CME Associates*

## **AGENDA**

### **TOWNSHIP OF HOWELL PLANNING BOARD**

**Thursday**

**April 18, 2019**

**7:00 pm Regular Meeting**

#### **THE BOARD RESERVES THE RIGHT TO MODIFY AND REARRANGE THE AGENDA AT THE TIME OF THE MEETING**

1. **Opening Statement:**
2. **Roll Call:**
3. **Pledge of Allegiance:**
4. **Approval of Minutes:**
  - a. **Regular Meeting: February 7, 2019**  
**Eligible Voters: Dorato, Kudrick, Nicastro, Tannenhaus, Seaman, O'Donnell and Nash**
  - b. **Regular Meeting: February 21, 2019**  
**Eligible Voters: Dorato, Kudrick, Nicastro, Schneider and Seaman**
  - c. **Regular Meeting: March 7, 2019**  
**Eligible Voters: Dorato, Huszar, Kudrick, Nicastro, Seaman O'Donnell and Nash**
  - d. **Regular Meeting: March 21, 2019**  
**Eligible Voters: Dorato, Huszar, Seaman, O'Donnell and Nash**
5. **Vouchers:**
6. **Correspondence:**
7. **Resolutions:**
  - a. **Case No. SP-1055 / 1228 Realty LLC**  
**Resolution Granting Submission Waivers**  
**Eligible Voters: Dorato, Huszar, Kudrick, Schneider, Seaman, O'Donnell and Nash**
8. **Review of Submission Waivers before the Board:**

**9. Applications before the Board:**

**a. Case No. SP-1006 / Gill Petroleum Inc.**

- i. Type: Conditional Use / Preliminary and Final Major Site Plan**
- ii. Description: Application of Gill Petroleum, Inc. as Applicant and Owner seeking Conditional Use and Preliminary and Final Major Site Plan approval to remove all existing site improvements including the existing access drives and construct a 3,000 square foot convenience store with gasoline fuel dispensing service consisting of six (6) pump islands and an attendant kiosk beneath a 62 foot x 62 foot canopy. Three (3) new 15,000 gallon underground fuel storage tanks for regular, premium and diesel fuel are also proposed along with a right-in only drive and a right-out only drive along Route 9, as well as an apparent right-in/left-out only driveway extending along Wyckoff Mills Road, parking for seventeen vehicles a loading area, a refuse enclosure, infiltration basin, landscaping, lighting and signage on premises known as Block 140, Lots 1, 2, 3 and 4.01, 695 US Highway 9 North and Wyckoff Mills Road. After some testimony was placed on the record on January 17, 2019, this application was carried to February 21, 2019 with no further notice. On February 21, 2019 it was carried to March 21, 2019 with no further notice and on March 21, 2019 this application was carried to April 18, 2019 with no further notice.**
- iii. Expiration Date: April 30, 2019**
- iv. Eligible Voters: Dorato, Huszar, Kudrick, Schneider, Tannenhaus, Seaman, Everett and Nash**

**10. Master Plan Status Report**

**11. Executive Session**

**\*\*\* PLEASE NOTE: If at 10:30 PM there remains one or more cases on the agenda other than the case in process, the board may elect to postpone the unheard cases to the following month to discuss outstanding correspondence.**