AGENDA  
TOWNSHIP OF HOWELL  
PLANNING BOARD  
Thursday  
January 3, 2019  

7:00 PM REORGANIZATION MEETING &  
REGULAR MEETING  

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

1. OPENING STATEMENT:  
2. OATHS:  
3. ROLL CALL:  
4. PLEDGE OF ALLEGIANCE:  
5. REORGANIZATION:  
   a. Chairman:  
   b. Vice Chairman:  
   c. Secretary:  
   d. Consulting Attorney:  
   e. Consulting Engineer:  
   f. Consulting Planner:  
   g. Certified Tree Expert:  
   h. Administrative Officer:  
   i. Recording Secretary:  
   j. 2018 Meeting Dates – Resolution  
   k. Official Newspaper:  
   l. Environmental Commission Liaison:  
   m. Site Review Committee:  
      Chairman:  
      Member:  
      Member:  
   n. Master Plan Review Committee:  
      Chairman:  
      Member:  
      Member:  


REGULAR MEETING

6. Approval of Minutes:
7. Vouchers:
8. Correspondence:
9. Resolutions:
   a. Case No. SP-1042 / 999 Route 33, LLC
      Resolution Granting Preliminary and Final Major Site Plan with Ancillary Bulk Variances
      Eligible Voters: Boyle, Huszar, Kudrick, Tannenhaus, Seaman, Nicastro, Berger and Nash
10. Review of Submission Waivers before the Board:
    a. Case No. SP-1052 / Monmouth Commerce Center, LLC
       i. Type: Preliminary and Final Major Site Plan
       ii. Description: Application of Monmouth Commerce Center, LLC as Applicant and Lawrence Katz and Felix Pflaster as Owners seeking Preliminary and Final Major Site Plan approval to construct an office/warehouse complex consisting of a 2-story 85,600 s.f. office building, eight (8) warehouse/industrial buildings ranging in size from 123,600 s.f. to 150,000 s.f. (1,156,602 s.f. in total), five full-movement access drives along Randolph Road, parking for 738 vehicles throughout the site, 142 trailer parking spaces, 266 loading spaces and six (6) monument style site identification signs (5 along the site access drives and 1 at the Oak Glen Road and Lakewood-Allenwood Road intersection) on premises known as Block 5, Lot 2 & 3, Randolph Road, Oak Glen Road and Lakewood-Allenwood Road.
11. Applications before the Board:
    a. Case No. SD-2847A-2 Haystack Glen (formerly GS Realty)
       i. Type: Extension of Time
       ii. Description: Application of Haystack Glen (formerly GS Realty) as Applicants and Owners seeking a two (2) one-year extensions of time on the amended final major subdivision approval granted on October 2, 2014 on premises known as Block 36, Lot 21, Maxim Southard Rd. The applicant was previously granted a one year extension of time on January 5, 2017 and a second one year extension of time on December 21, 2017.
       iii. Expiration: January 28, 2019
12. Master Plan Status Report:
13. 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.