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

SHARI SPERO, LTE, Certified Tree Expert – CME Associates

AGENDA

TOWNSHIP OF HOWELL PLANNING BOARD

Thursday

October 10, 2019

7:00 pm Special 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:
5. Vouchers:
6. Correspondence:
7. Resolutions:
8. Applications before the Board:
 - a. **Case No. SP-1052 / Monmouth Commerce Center**
 - i. **Type: Preliminary and Final Major Site Plan with Ancillary Bulk Variance**
 - 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 with ancillary bulk variance and design waivers and exceptions to construct nine (9) warehouse buildings (ranging in size from 85,600 s.f. to 150,000 s.f. and equaling approximately 1,242,102 s.f. in total), five (5) full-movement access drives along Randolph Road, parking for 706 vehicles and 142 trailer parking spaces, 234 loading spaces and five (5) monument style site identification signs on premises known as Block 5, Lots 2 & 3 at the intersection of Randolph Road and Oak Glen Road. This application was originally scheduled to be heard on April 4, 2019 when it was rescheduled to May 9, 2019. After some testimony was placed on the record on May 9, 2019 this application was carried to June 6, 2019 with no further notice. After some additional testimony on June 6, 2019 this application was carried to June 20, 2019 with no further notice and after some testimony on June 20, 2019 this application was carried to Monday, July 29, 2019 for a special meeting with no further notice.**
 - iii. **Expiration Date: July 31, 2019**
 - iv. **Eligible Voters: Boyle, Dorato, Huszar, Nicastro, Schneider, Tannenhaus, Seaman, O'Donnell and Nash**

*** 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.