

**AGENDA**  
**PLANNING BOARD**  
**TOWNSHIP OF BERKELEY HEIGHTS, NEW JERSEY**  
**Regular Meeting**  
**November 5, 2014 7:30 PM**

**Members:** Mr. Einbinder, Mr. Johnson, Mr. Bruno, Mr. Niceforo,  
Mr. Monaco, Mr. Graziano, Mr. Beal, Mr. Hall,  
Mr. Bocchino, Mr. Cunningham, and Ms. Perna

DiFrancesco, Bateman, Coley, Yospin, Kunzman, Davis, Lehrer & Flaum, P.C.,  
Attorney Services

Mr. Solfaro, Neglia Engineering, Board Engineer

Note: Meeting is being held in conformance with all regulations of the SUNSHINE LAW and the proper notice has been given to the Courier News; also, the Agenda has been posted in Town Hall, Board Office and supplied to the Township Clerk at least forty-eight hours prior to the meeting. The Agenda items will not necessarily be heard in the order listed and the meeting will not continue substantially past 10:30 PM.

**Roll Call:**

**Adoption of Resolution:**

**App.#SP-2-14 Connell Hospitality LLC and The Connell Company, 250 Connell Drive, Block 4301, Lots 1.011 & 1.012 (OR-B Zone) and Block 4102, Lot 1 (OR-A Zone)**

Seeking amended preliminary and final major site plan approval and bulk variances to install a pylon sign to support its approved hotel to be constructed in Berkeley Heights. The proposed illuminated pylon sign measures 15' x 35' with a total sign area of 525 sq. ft. The top of the sign is proposed to be 110 feet from the ground. Variance relief is needed because the proposed sign area of 525 sq. ft. exceeds the maximum allowed 170 sq. ft. The proposed sign height would be 110 ft., which exceeds the maximum allowed height of 8 ft.

**Executive Session:**

Litigation – The Stop & Shop Supermarket Company LLC v. Planning Board

**Correspondence:**

Letter dated September 19, 2014, from the Honorable Karen M. Cassidy, A.J.S.A. regarding Foregger v. Township of Berkeley Heights and Township of Berkeley Heights Planning Board, scheduling a Case Management Conference for November 13, 2014, at 10:00 a.m.

Letter dated September 15, 2014, from the Honorable Karen M. Cassidy, A.J.S.A. regarding The Stop & Shop Supermarket Company LLC v. Planning Board, scheduling a Case Management Conference for November 13, 2014 at 11:00 a.m.

**Adoption of Minutes:**

Regular Meeting September 17, 2014

**Adjournment:**

Connie Valenti, Secretary