

**AGENDA**  
**PLANNING BOARD**  
**TOWNSHIP OF BERKELEY HEIGHTS, NEW JERSEY**  
**Regular Meeting**  
**December 7, 2016 7:30 PM**

**Members:** Mr. Einbinder, Mr. Johnson, Mr. Woodruff, Mr. Niceforo,  
Mr. Hall, Mr. Graziano, Mr. Mangold, Ms. Kingsley,  
Mr. Bocchino, and Mr. Cunningham

Mr. Willard, Board Attorney

Mr. Solfaro, 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 Minutes:**

October 19, 2016

**Referral:**

Proposed Ordinance which was introduced by the Township Council at the Public Meeting on November 22, 2016, regarding the adoption of a Redevelopment Plan for the property identified as Block 1901, Lot 35, located at 100 Locust Avenue, pursuant to the Local Redevelopment and Housing Law. The Ordinance, along with a copy of the Redevelopment Plan for 100 Locust Avenue prepared by Harbor Consultants, Inc., is submitted to the Planning Board for its review and recommendation in accordance with N.J.S.A. 40A:12A-7(e).

The Planning Board is directed to make and transmit to the Township Council, within 45 days after referral of the above referenced Ordinance, a report including an identification of any provisions in the proposed Redevelopment Plan which are inconsistent with the master plan and recommendations concerning any inconsistencies and any other matters as the Board deems appropriate.

**Presentation:**

Harbor Consultants, Inc. will present the findings of its preliminary investigation of the area consisting of Block 702, Lots 13, 17, & 18, the Sherman Avenue Right-of-Way, the Lone Pine Drive Right-of-Way and the Sherman Avenue Easement/Right-of-Way (located on a portion of Block 702, Lots 13, 14, 15, and 17) so that the Planning Board may determine whether the area should be designated as an area in need of non-condemnation redevelopment as defined by the New Jersey Redevelopment and Housing Law, N.J.S.A. 40A:12A-1, et seq.

**Adjournment:**

Connie Valenti, Secretary