

**PLANNING BOARD
TOWNSHIP OF BERKELEY HEIGHTS, NEW JERSEY
29 Park Avenue
Berkeley Heights, NJ 07922**

**AGENDA
Regular Meeting
January 22, 2020 7:30 PM**

Members: Mr. Einbinder, Mr. Johnson, Mr. Niceforo, Mr. Hall, Ms. Schwarz,
Mr. Mangold, Ms. Poage, Ms. Greenwald, Mr. Cunningham

Notice: This meeting is being held in conformance with Open Public Meeting Act. Adequate notice of this meeting has been posted on the bulletin board at the Municipal Building and sent to the newspaper of record. The Agenda has also been posted at the Municipal Building 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.

Oath of Public Officers – Newly Appointed Members

Joseph Graziano, Sr., Class I Mayor's Designee
Daniel Monaco – Alternate #2 – 1-year term to end 12/31/2020

Roll Call:

Adoption of Minutes:

January 8, 2020 Reorganization and Regular Meeting
January 8, 2020 Executive Session (at 7:40 pm)
January 8, 2020 Executive Session (at 8:05 pm)

Applications for Review:

App.#SP-1-20: 391 Springfield Avenue, LLC, 389-391 Springfield Ave., Bl. 208, L. 20

The applicant is proposing to convert 2nd and 3rd floor commercial office space into a total of 8 residential units. The existing first floor tenant space (business use) will remain unchanged. The second and third floors will each contain 4 residential units. Each floor shall have two 2-bedroom apartments and two studio apartments. The residential apartments would be a permitted use but require site plan approval from the Planning Board. (DD-Zone)

**App.#M-1-19 : Thomas & Barbara Pugliese,
Debbie Place & Mountain Avenue, Block 2401, Lots 2.01 and 4 (R-15 Zone)**

Proposed lot line adjustments to two existing lots. Applicant is also seeking approval to build a pool, a patio with pergola (15' x 15') and a shed (6' x 15') on Lot 2.01 and a new home on Lot 4. Variances will be needed for the project.

Adjournment:

Connie Valenti, Secretary