



# TOWNSHIP OF LONG HILL

COUNTY OF MORRIS  
Gillette, Homestead Park, Meyersville, Millington, Stirling

TOWNSHIP OFFICE  
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**PLANNING BOARD  
MEETING AGENDA  
VIA VIDEO CONFERENCE CALL  
February 23, 2021 – 7:30 PM**

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**PUBLIC ACCESS:**

**When: Feb 23, 2021 07:30 PM Eastern Time (US and Canada)  
Topic: PLANNING BOARD MEETING/HEARING**

**Please click the link below to join the webinar:**

**<https://us02web.zoom.us/j/85277306217?pwd=L2YvUWwxOEwzL0RiVFVJZiBBM2twdz09>**

**Passcode: 118258**

**Or iPhone one-tap :**

**US: +13017158592,,85277306217#,,,,\*118258# or +13126266799,,85277306217#,,,,\*118258#**

**Or Telephone:**

**Dial(for higher quality, dial a number based on your current location):**

**US: +1 301 715 8592 or +1 312 626 6799 or +1 929 205 6099 or +1 253 215 8782 or +1 346 248  
7799 or +1 669 900 6833**

**Webinar ID: 852 7730 6217**

**Passcode: 118258**

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**(1) CALL TO ORDER AND STATEMENT OF COMPLIANCE**

Adequate notice of this meeting has been provided by posting a copy of the public meeting dates on the municipal bulletin board and website, by sending a copy to the Echoes-Sentinel newspaper and by filing a copy with the Municipal Clerk.

**(2) STANDARD BOARD PROCEDURES**

Any hearing conducted by the Board is a quasi-judicial proceeding. Any questions or comments must be limited to issues that are relevant to what the board may legally consider in reaching a decision, and decorum appropriate to a judicial hearing must be maintained at all times.

**(3) MEETING CUT-OFF**

Announcement is made that, as a matter of procedure, it is the intention of the Planning Board not to continue any matter past 10:30 PM at any Regular or Special Meeting of the Board unless a motion is passed by the members then present to extend the meeting to a later specified cut-off time.

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(4) **PLEDGE OF ALLEGIANCE**

(5) **ROLL CALL**

(6) **APPLICATION**

**Preliminary & Final Major Site Plan**

Block 10801 / Lot 3 / Zone R-MF-4

621 Valley Road

Application No. 2020-07P

Elite Properties at Long Hill, LLC

Applicant proposes to construct a multi-family residential building and related improvements. The residential building will consist of 62 units, 9 of which are proposed to be reserved for affordable housing.

(7) **MEETING MINUTES** – December 10, 2020, December 29, 2020,  
January 12, 2021, January 26, 2021 and February 9, 2021

(8) **PRISM RESOLUTION**

(9) **REQUEST FOR SPECIAL MEETING** – NJ American Water

(10) **OLD/NEW BUSINESS**

(11) **EXECUTIVE SESSION** – Litigation or personnel matters if needed.

(12) **ADJOURNMENT**

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**BOARD PROCEDURAL NOTES:**

(1) *Except for quasi-judicial hearings on land development applications or other public hearings, in addition to making public comments at any remote public meeting, the Board, in advance of the remote meeting shall allow public comments to be submitted via email with the subject line “**Public Comment - Long Hill Township Planning Board Meeting Date \_\_\_\_\_**” to the Board Secretary at [pzcoord@longhillnj.gov](mailto:pzcoord@longhillnj.gov) or in written letter form to the Township of Long Hill, Attn: Planning/Zoning Coordinator, 915 Valley Road, Gillette, NJ 07933. E-mailed comments must be received at least 8 hours prior to the meeting. Mailed comments must be received 12:00 PM the day before the meeting.*

(2) *Videos of Planning Board meeting(s) are available on the Township website at [www.longhillnj.gov](http://www.longhillnj.gov). Audio recordings of the meeting(s) are available for purchase by filing an OPRA (Open Public Records Act) request through the Municipal Clerk’s office. All documents relating to applications may be examined by the public by appointment in the Planning & Zoning Office located in the Township of Long Hill Municipal Building.*