

**READINGTON TOWNSHIP PLANNING BOARD  
REGULAR MEETING AGENDA  
509 Route 523 Whitehouse Station, NJ 08889**

**February 10, 2025**

**7:00 p.m.**

**Revised 2/5/25**

**A. CALL TO ORDER**

Chair Villa calls the meeting to order at 7:00 pm

**B. OPEN PUBLIC MEETINGS STATEMENT**

This meeting is being held in conformance with the Open Public Meetings Act N.J.S.A 10:4-6. Adequate notice of this meeting was sent to the Courier News and the Star Ledger on January 28, 2025. The agenda has been posted on the Township website and bulletin board in the Municipal Building.

**C. SALUTE TO FLAG**

**D. ROLL CALL**

**E. APPROVAL OF MINUTES**

January 27, 2025

**F. ADOPTION OF RESOLUTIONS**

**G. ADJOURNMENTS OF ANY SCHEDULED HEARINGS OR MOTIONS**

None

**H. TRC UPDATE**

None

**I. PUBLIC HEARINGS**

None

**J. OLD BUSINESS**

1. Municipal Climate Resilience Planning-Ongoing
2. Application Checklists-Ongoing
3. Subcommittee Updates

**K. NEW BUSINESS**

**1. Ordinance Referral from the Township Committee**

***Ordinance #01-2025***

AN ORDINANCE AMENDING AND SUPPLEMENTING PORTIONS OF THE LAND USE ORDINANCE FOUND IN CHAPTER 148 ENTITLED "LAND DEVELOPMENT" OF THE CODE OF THE TOWNSHIP OF READINGTON, COUNTY OF HUNTERDON AND STATE OF NEW JERSEY PERMITTING UP TO TWO DETACHED SINGLE-FAMILY DWELLINGS ON LOTS WITH AN APPROPRIATE LOT SIZE IN THE SRR SPECIAL RESOURCE RESIDENTIAL AND RR RURAL RESIDENTIAL ZONES

**2. Ordinance Referral from the Township Committee**

***Ordinance #02-2025***

AN ORDINANCE SUPPLEMENTING AND AMENDING VOLUME II CHAPTER 148 ENTITLED “LAND DEVELOPMENT” OF THE CODE OF THE TOWNSHIP OF READINGTON, TO CREATE THE HVC HIGHWAY VILLAGE COMMERCIAL, HC HIGHWAY COMMERCIAL, AND THE ROM-3 RESEARCH OFFICE AND MANUFACTURING ZONING DISTRICTS, AND TO PROVIDE USE PROVISIONS, SPATIAL AND DESIGN STANDARDS, AND DEFINITIONS RELATED THERETO; TO REMOVE THE PO PROFESSIONAL OFFICE DISTRICT, AND TO REMOVE THE VILLAGE RESIDENTIAL AFFORDABLE HOUSING-1 DISTRICT, AND AMEND THE ZONING MAP OF THE TOWNSHIP TO REFLECT THE AMENDED ZONING DISTRICTS

Copies of the above ordinances can be found on the Township website under *Public Notices*. Link below:

<https://www.readingtontwpnj.gov/public-notices>

**3. Apartments at Three Bridges Holdings**

Appl# PB24-005-Block 81 Lot 1-702 Route 202

Request to modify two conditions of the resolution of approval adopted July 30, 2024

**L. OTHER DISCUSSIONS**

**M. PUBLIC COMMENT**

Comments from the public on non-agenda items and matters not subject to hearings will now be heard. There will be a 3-minute limit per person. Please note that public testimony related to a matter subject to a hearing takes place during the hearing.

**N. EXECUTIVE SESSION (If Necessary)**

**O. ADJOURNMENT**