



**AGENDA**  
**BOROUGH OF AUDUBON JOINT LAND USE BOARD**  
**WEDNESDAY, FEBRUARY 11, 2026, 7:00 PM**

1. **CALL TO ORDER**
2. **OPEN PUBLIC MEETINGS ACT**

NOTICE OF THIS MEETING HAS BEEN PROVIDED IN ACCORDANCE WITH THE OPEN PUBLIC MEETINGS ACT BY:

- (1) posting a copy of the agenda on the municipal bulletin boards.
- (2) filing a copy of the agenda in the Borough Clerk's office.
- (3) publishing notice of annual meetings in the Retrospect and the Courier Post; and

3. **PLEDGE OF ALLEGIANCE**
4. **ROLL CALL**
5. **CALENDAR OF OLD BUSINESS:**

**MOTION TO APPROVE THE MEETING MINUTES:** January 14, 2025

MOTION BY:                      SECOND BY:                      ALL IN FAVOR:

**RESOLUTION**

**Resolution 2025-09** Approval of Bulk Variances for the property located at 151 East Pine Street

**Resolution 2026-A** Memorialization of various reorganization actions of the Board

6. **CALENDAR OF NEW BUSINESS:**
  - A.     **APPLICATION:** Use Variance & Final Major Site Plan Review  
          **APPLICANT:** Train Station Dental, LLC  
          **PROPERTY ADDRESS:** 40 E. Atlantic Avenue Audubon, New Jersey 08106  
          **BLOCK/LOT:** 156/1 & 2
  - B.     **APPLICATION:** Completeness Only  
          **APPLICANT:** Flagship New Jersey OPCO, LLC  
          **PROPERTY ADDRESS:** 755 S. White Horse Pike Audubon, New Jersey 08106  
          **BLOCK/LOT:** 50/1, 1.01, 2.01, 3.01 & 22
7. **PUBLIC COMMENTS**
8. **PROFESSIONAL COMMENTS**
9. **BOARD COMMENTS**
10. **ADJOURNMENT**