



AGENDA
BOROUGH OF AUDUBON JOINT LAND USE BOARD
WEDNESDAY, APRIL 8, 2026, 7:00 PM

- 1. CALL TO ORDER**
- 2. PLEDGE OF ALLEGIANCE**
- 3. OPEN PUBLIC MEETINGS ACT**

Notice of this meeting has been provided in accordance with the Open Public Meetings Act: posting notice in compliance with Title 10 of the New Jersey Statutes Annotated, specifying a 7:00 p.m. meeting time; posting a copy of the agenda on the municipal bulletin boards; filing a copy of the agenda in the Borough Clerk's Office; and publishing notice of annual meetings in *The Retrospect* and the *Courier-Post*.

- 4. ROLL CALL**
- 5. CALENDAR OF NEW BUSINESS:**

- A. APPLICATION:** Final Major Site Plan Review
APPLICANT: Fenton's Dream
PROPERTY ADDRESS: 263 S. White Horse Pike Audubon, NJ 08106
BLOCK/LOT: 32/12

- 6. CALENDAR OF OLD BUSINESS:**

- A. MOTION TO APPROVE THE MEETING MINUTES:** March 11, 2026

MOTION BY: SECOND BY: ALL IN FAVOR:

- B. RESOLUTIONS**

- a. **Resolution 2026-02** to Adopt **Bulk Variance** 517 Audubon Ave Audubon, New Jersey 08106 (Lanee Rosado)
- b. **Resolution 2026-03** to Adopt **Bulk Variance** 417 Cedarcroft Ave Audubon, New Jersey 08106 (Danielle McGrath Headley)
- c. **Resolution 2026-04** to Adopt **Final Major Site Plan Review** 755 S. White Horse Pike Audubon, New Jersey 08106 (Flagship New Jersey OPCO, LLC)

- 7. PUBLIC COMMENTS**
- 8. PROFESSIONAL COMMENTS**

9. BOARD COMMENTS

10. ADJOURNMENT

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