

**BOROUGH OF MENDHAM  
JOINT LAND USE BOARD  
REGULAR MEETING AGENDA**

Tuesday, June 16, 2026 7:30 PM  
Grace Lutheran Church  
65 East Main St., Mendham, NJ

**I. CALL TO ORDER & FLAG SALUTE**

**II. CHAIR'S OPENING STATEMENT**

Notice of this meeting was published in the Daily Record and Star Ledger, and was posted in the Phoenix House. In addition, a copy of this notice has been available to the public, is on file in the office of the Municipal Clerk and is available under Public Notices at [www.mendhamnj.org](http://www.mendhamnj.org). Official action will be taken at this meeting.

MEMBERS OF THE PUBLIC WHO WISH TO CONDUCT VIDEO RECORDING OF ANY PORTION OF TONIGHT'S MEETING SHOULD MAKE THIS KNOWN TO THE BOARD SECRETARY IN ADVANCE AND RESTRICT THEIR RECORDING ACTIVITIES TO A LOCATION DESIGNATED BY THE BOARD FOR THIS PURPOSE.

**III. ROLL CALL**

**IV. APPROVAL OF MINUTES**

a. May 19, 2026

**V. PUBLIC COMMENT**

*This is an opportunity for the public to comment on any matter or concern that is not on the agenda or any application pending before the Board. To ensure that every citizen has an opportunity to speak, the Chair will recognize the individual and ask them to state and spell their name and address for the record. The speaker does not need to provide their address if they have been verified by the Office of Information Privacy as a covered person in the Borough, under Daniel's Law. Speakers are asked to limit their comments to five minutes.*

**VI. RESOLUTION**

**a. Master Plan Consistency Review of the Proposed New Ordinances:**

• **ORDINANCE 09-2026**

AN ORDINANCE OF THE BOROUGH OF MENDHAM, COUNTY OF MORRIS, STATE OF NEW JERSEY AMENDING AND SUPPLEMENTING CHAPTER 215 "ZONING" OF THE CODE OF THE BOROUGH OF MENDHAM TO ADD A NEW ARTICLE XXI ENTITLED "BERNARDSVILLE ROAD AFFORDABLE HOUSING OVERLAY ZONE" TO ADDRESS THE REQUIREMENTS OF THE FAIR HOUSING ACT AND TO COMPLY WITH THE BOROUGH'S ROUND FOUR AFFORDABLE HOUSING OBLIGATIONS

**VII. COMPLETENESS**

**06-26 80-88 West Main LLC- Daytop  
80-88 West Main St  
Blk 1801 Lot 5**

*During the completeness portion of the meeting, there is no public comment/testimony.*

**VIII. HEARINGS**

**23-22 V-Fee Mendham Apartments – AMENDED SITE PLAN  
84-86-88 East Main Street  
Blk 801 Lot 20**

*At the hearing portion of the meeting, the public will have an opportunity to ask questions at the end of each professional. When called on to step forward to the microphone, please state and spell your name and address clearly for the record. If you are registered as a covered person through the Office of Information Privacy, do not provide your address. Questions are limited to 3 minutes per individual and one question per person. After the presentation is completed, the public will have the opportunity to comment on or present evidence, subject to the same rules.*

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The next scheduled Regular Meeting of the Joint Land Use Board is  
Tuesday, July 21, 2026, at 7:30pm in the  
**Grace Lutheran Church  
65 East Main St., Mendham, NJ**