

**MONTVILLE TOWNSHIP PLANNING BOARD**  
**SUBCOMMITTEE MEETING**  
**MINUTES FOR October 1, 2021**  
Start Time 9:00 AM  
VIRTUAL

**ROLL CALL**

Mr. Tim Braden, Chairman  
Mr. Nick Agnoli  
Mr. Russ Lipari  
Mr. Art Maggio

Township staff: Jane Mowles

**OLD BUSINESS**

**NEW BUSINESS**

**WAIVERS**

**PMISC21-36 – Vando Holdings Corp. dba K and R Products, LLP** – 33 Jacksonville Road, Unit 2 – BL: 41, L: 43.01 – 5,000 sf (2560 sf office/2440 warehouse) space for an ecommerce resale business of popular C-Store products (CBD and other smoke shop accessories) – 5 employees – hours of operation: 10:00 am- 6:00 pm M-F, closed Sat & Sun - no overnight parking of vehicles – no signage requested

A site inspection was done and the property is in extremely good condition. The Subcommittee did not recommend a full site plan.

Motion to approve made by: Maggio; Second by: Lipari; Roll call: Unanimous

**PMISC21-37 – Rejuvenated Soul LLC** – 115 Horseneck Road, Montville - BL: 139.3 L: 7.3 – 100 sf space for business offering Reflexology and Reiki services only – 1 employee – hours of operation: 9:00 am- 8:00 pm, Mon - Sun - no overnight parking of vehicles – signage in accordance with complex theme, white lettering-blue background

Motion to approve made by: Agnoli; Second by: Lipari; Roll call: Unanimous

**PMISC21-38 - Babbits Sandwiches & Grill** - 28 US Highway 46, Unit 6– BL: 176, L:4.3 - 1,087 sf space for a sandwich and grill shop, take out only, no indoor/outdoor seating - 1 employee – hours of operation: 7am-7pm Tues-Sun, closed M – no overnight parking of vehicles – signage in accordance with complex theme, black and white colors

Motion to approve made by: Agnoli; Second by: Lipari; Roll call: Unanimous

Respectfully submitted,

Jane Mowles, Land Use Administrator