

RESOLUTION GRANTING PRELIMINARY AND
FINAL SITE PLAN APPROVAL, 750 EAGLE ROCK AVENUE BEING
BLOCK #174 LOT #1 & 29 ZONE R-2
CRESTMONT COUNTRY CLUB

WHEREAS the Planning Board of the Township of West Orange at its meeting held on October 25, 1995, considered the application for site plan approval at the premises of Crestmont Country Club at 750 Eagle Rock Avenue, being Block 174, Lots 1 and 29, Zone R-2, West Orange, which application was submitted by Crestmont Country Club through its attorney Stephen A. Geffner, Esquire and

WHEREAS the Planning Board considered the presentation of Stephen A. Geffner, Attorney for the Applicant, and the testimony of Robert Hickman and James Wallace, A.I.A., of The Chambers Architectural Associates, the applicant's architect, and Exhibits A-1 through A-3; and

WHEREAS the general public having been given an opportunity to be heard, the Planning Board made the following findings of fact:

1. The applicant is continuing its existing conforming use;
2. The applicant intends to refurbish its existing premises and as part of its refurbishing it will add two small additions to the existing Club House totalling approximately 1200 square feet.
3. There are no variances required.
4. No environmental impact statement shall be required because of the type and nature of the refurbishing and renovation.
5. The proposed addition will not impact upon the surrounding area and that the applicant has indicated not only that no trees will be removed but that additional landscaping will be added to the site.

NOW, THEREFORE, BE IT RESOLVED that, the request for a waiver of the requirement of an environmental impact statement is hereby granted, and

BE IT FURTHER RESOLVED that the application for preliminary and final site plan be and is approved subject to the following condition;

- 1) the applicant shall pay the applicable developer's fee and supplemental sewer fee;
- 2) the applicant shall furnish proof that the underground storage tank has been removed from the premises in conformance with the environmental study;
- 3) the applicant will provide a site layout sheet including a signature block.

The foregoing is a true copy of the resolution adopted by the Planning Board of the Township of West Orange.

Dated: October 25, 1995


Catherine Adsitt, Secretary