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January 15, 2025

BY EMAIL

Phillip Neuer, Esq.
Chair, Zoning Board of Adjustment
Township of West Orange
66 Main Street
West Orange, New Jersey 07052

**Re: Zinnia Health, LLC
33 Mount Pleasant Ave.
Block 88, Lot 26
Our File No.: 16018.1000**

Dear Chairman Neuer:

On behalf of applicant, Zinnia Health, LLC, I am writing to object to the request for adjournment made by letter of January 14, 2025 from Matthew P. Dolan, Esq., counsel for the Committee of Managers of Llewellyn Park ("COM").

Zinnia Health, LLC's application was filed by letter of September 6, 2024. The first hearing of the application was held on November 21, 2024. Due to the Board's busy schedule, the hearing is to be continued on January 16, 2025. COM was provided with notice of the November 21, 2024 hearing by certified mail dated November 6, 2024.

COM had every opportunity to retain a professional planner. Based on Mr. Dolan's correspondence, they did not identify a planner until early December and the "potential conflict" of that planner was not revealed until "right before the holidays." In any event, COM apparently has now retained Michael Pessolano, yet it remains unclear why Mr. Dolan advises us two days before the hearing that Mr. Pessolano is not available.

We submit that COM had plenty of time to retain a planner and prepare for testimony at the hearing this week. Their failure to do so and resulting request for an adjournment imposes an unfair burden on the Applicant and appears to be delay for delay's sake.

There is no basis for the adjournment of our hearing altogether. If the Board is inclined to provide COM with the opportunity to present Mr. Pessolmano's testimony at a later date, we submit that we should be permitted to continue our testimony and we are hopeful that we can complete our case on the 16th.

Furthermore, while we recognize that the Board has a very busy schedule, we respectfully request that a special meeting be held to conclude the hearing on this application so that we are not delayed until the February 20, 2025 meeting due to this last minute request by COM.

Thank you for your consideration.

Very truly yours,

A handwritten signature in blue ink, appearing to read "William C. Sullivan, Jr.", written in a cursive style.

WILLIAM C. SULLIVAN, JR.
For the Firm

cc: Diana Chandler
Alexander Fisher, Esq.
Matthew Dolan, Esq.
Scott Burman
Harrison Katzen
John McDonough