

BOROUGH OF WATCHUNG
BOARD OF ADJUSTMENT AGENDA
REGULAR MEETING
February 6th, 2025 | 7:30 PM
15 Mountain Blvd., Watchung, NJ 07069

CALL TO ORDER

Notice of this regular meeting has been given pursuant to the Open Public Meetings Act N. J. S. A. 10:4-6 et. seq.

Notice has been posted on the Borough website, at Borough Hall, and has been given to *The Echoes Sentinel and Courier News*. Notice has been filed with the Borough Clerk. The following is the agenda to the extent known.

1. Flag Salute

2. Roll Call

3. Appointment of Secretary

4. Minutes

Reorganizational and Regular Meeting Minutes, January 9th 2025.

5. RESOLUTION BA25-R7

CASE NO.: BA 23-02; BJ's Wholesale Club – Modification

1601 US Hwy 22

BLOCK: 5801 LOT: 3; BLOCK 5901 LOT 3

BLOCK6001 LOT 1, 2 AND 3 BLOCK 6401 LOT 1.02 and

BLOCK 6402 LOT 2.01, 2.03, 2.04, and 2.05

Represented By: Stephen F. Hehl, Esq.

HD ZONE

Expires: **March 26th, 2025**

To Access Plans Click [Here](#)

The subject property is located on the east bound side of Route 22 and within the retail center includes BJ's Wholesale Club and Buffalo Wild Wings and other retail uses. The applicant's most recent approval before this Board (BA23-02 approved June 8, 2023) was for the installation of fuel dispensers (12 bays) with a kiosk on the west side of the existing BJ's building resulting in a reconfiguration of the parking fields and a loss of 79 parking spaces on that side of the store.

Applicant is relocating the generator to the rear of the building and initial proposed location is being replaced with landscaping. Eight Buy-Online-Pick Up-In Store parking spaces have been proposed in front of the gas pumps and including bollard mounted signage. One ADA parking space has been relocated to the front of the club and one cart corral has been relocated to provide for the ADA space relocation.

6. Adjournment

The next Regular Meeting is Thursday, March 6th, 2025