

**PENNINGTON BOROUGH PLANNING BOARD
RESOLUTION
2025 ANNUAL REPORT**

WHEREAS, *N.J.S.A.* 40:55D-70.1 requires that the Pennington Borough Planning Board in its capacity as serving also as the Pennington Borough Zoning Board of Adjustment (“Board”) review annually its activities and report to the Mayor and Council of the Borough of Pennington concerning the applications considered, decided, or pending before the Board; and

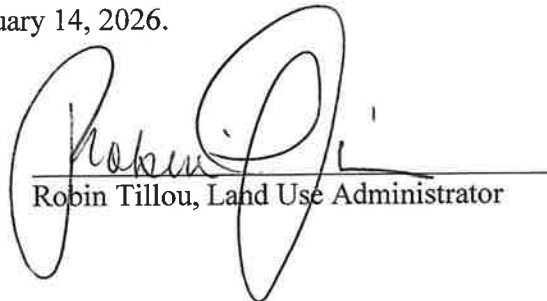
WHEREAS, the Board wishes to discharge this responsibility and complete and file its Annual Report for 2025.

NOW, THEREFORE, BE IT RESOLVED, by the Pennington Borough Planning Board as follows:

1. The Board’s 2025 report to the Mayor and Council of the Borough of Pennington is attached to this Resolution as Exhibit A.
2. As a result of the Board’s activities during 2025, the Board makes no recommendations to the governing body for land use amendments that should be addressed in 2026.

CERTIFICATION

The undersigned, Secretary to the Pennington Borough Planning Board does hereby certify that the above Resolution concerning the Board’s 2025 Annual Report was considered and adopted by the Board at its reorganization meeting on January 14, 2026.


Robin Tillou, Land Use Administrator

**PLANNING/ZONING BOARD
PENNINGTON BOROUGH**

*30 NORTH MAIN STREET
PENNINGTON, NEW JERSEY
DIRECT DIAL NO: (609)737-0276 X3*

PB 2025 Applications and Master Plan Initiative

Applications:

PB#23-002 12 N. Main Street, LLC.

12 N. Main Street, Block 205, Lot 22 - Minor Subdivision, Minor Subdivision approved at the April 9, 2025 meeting. The resolution for 12 N. Main Street Minor Subdivision was memorialized on May 14, 2025.

ZBA#25-002 Mary and CJ Peters

319 Hale Street, Block 706, Lot 5 - c(1) bulk variance to expand a porch on their existing single-family home that encroaches into the front yard setback area was approved at the April 9, 2025 meeting. The resolution for approval of the c(1) bulk variance requested for the expanded front porch was memorialized at the May 14, 2025 meeting.

PB#25-003 The Pennington School

112 W. Delaware Avenue, Block 502, Lot 4 – Gymnasium Alterations (Stairs and Signage.) The application was withdrawn due to the professionals concluding the application to be site plan exempt as per ordinance § 163-4 Site Plan Approval Required; Exceptions.

Master Plan Initiative

The Master Plan initiative continued throughout 2025.

The following elements of the master plan initiative have been conditionally adopted: Mobility Plan, Utility Services Plan, Community Facilities and Services Plan, Open Space and Recreation Plan, Conservation of Natural Resources Plan, Economic Development Plan, Historic Preservation Plan, Green Buildings and Environmental Sustainability Plan and Relation to Other Plans.

The Housing and Fair Share Plan Element was adopted at the Planning Board and Council special joint meeting on June 24, 2025.