

MANCHESTER TOWNSHIP PLANNING BOARD AGENDA
MONDAY, OCTOBER 5, 2026 6:00 PM

PLEASE TAKE NOTICE a Regular Meeting of the Manchester Township Planning Board will be held at 1 Colonial Drive, Manchester Twp., New Jersey at 6:00 P.M. Monday, October 5, 2026.

1. Salute the Flag
2. Roll Call

MEMORIALIZATIONS:

1. Administrative Review
Property Address: 1681 Ridgeway Rd.
Applicant: United Church of Christ
Block: 1 Lot: 3
Case# PB-2026-21

Applicants was approved to construct a ramp for accessibility for wheelchairs for the church.

2. Administrative Review
Property Address: 50 Lacey Rd
Applicant: Springpoint at Crestwood, Inc.
Block: 100 Lot: 10.01
Case# PB-2026-19

The Applicant was approved for minor site modifications being made to the existing courtyard/outdoor recreational area.

3. Preliminary and Final Major Site Plan Application
Property Address: 88 Lacey Rd.
Applicant: McDonald's USA, LLC
Block: 86 Lot: 2.01
Case# PB-2026-16

The Applicant was approved to demolish the western commercial building to build a one-story restaurant with a drive-thru and parking lot. The eastern commercial building will remain.

APPLICATIONS:

1. Preliminary and Final Major Subdivision
Property Address: 3240, 3250, 3260 and 3270 Wilbur Ave
Applicant: 3250 Wilbur Ave LLC/Thomas Rosenberg
Block: 59 Lots: 649, 650, 651 and 652
Case# PB-2024-13

The Applicant is seeking Preliminary & Final Major Subdivision approval to construct thirteen (13) new single-family homes, each of which is 2,200 sf in size in accordance with the R-40 Zone's Cluster Option.

ADMINISTRATION SESSION:

- a) Payment of Bills
- b) Approval of June 1, 2026, Regular Meeting Minutes

PROFESSIONAL REPORTS

PUBLIC PORTION

ADJOURNMENT

Posted: September 29, 2026

ANY OTHER GENERAL TOPIC OF CONCERN TO THE BOARD WILL BE
DISCUSSED. FORMAL ACTION MAY TAKE PLACE AND THIS MEETING WILL
ADJOURN ON OR BEFORE 10:00 P.M.

Amanda Kisty
Planning Board Secretary