



BOROUGH OF HIGHTSTOWN PLANNING BOARD AGENDA – REORGANIZATION MEETING

MONDAY, JANUARY 12, 2026 / 7:00 P.M.

Hightstown Engine Company No. 1 / 140 North Main Street, Hightstown

PLEASE TURN OFF ALL CELL PHONES DURING YOUR ATTENDANCE AT THIS MEETING TO AVOID SOUNDS/RINGING OR CONVERSATIONS THAT MAY INTERFERE WITH THE RECORDING OR THE ABILITY OF ATTENDEES TO HEAR THE PROCEEDINGS. THANK YOU FOR YOUR COOPERATION.

Meeting called to order

STATEMENT: Adequate notice of this meeting has been given in accordance with the Open Public Meetings Act, pursuant to Public Law 1975, Chapter 231. Said notice was advertised in the Trentonian and Windsor-Hights Herald as required by law and is posted on the Hightstown Borough website.

Flag Salute

Oath of Office

John Francis Roman (Class II)	1 year	December 31, 2026
Jeet Gulati (Class III)	1 year	December 31, 2026
Todd Lanphear (Class IV)	4 years	December 31, 2029
Andrew Galbraith Ryer (Alt #2)	2 years	December 31, 2027

Roll Call – Planning Board

Nominations

Chairperson
Vice-Chairperson

Subcommittee Appointments

Architectural Review Committee
Affordable Housing Subcommittee
Bicycle Planning Subcommittee
Cannabis Subcommittee
Master Plan / Ordinance Subcommittee
Historic Preservation Commission Liaison
Environmental Commission Liaison

Approval of Agenda

Approval of Minutes

December 8, 2025 – Regular Meeting

Public Comment

Resolutions

2026-01 – Meeting Schedule

2026-02 – Newspaper Designation

2026-03 – Planning Board Secretary

2026-04 – Planning Board Attorney

2026-05 – Planning Board Engineer

2026-06 – Planning Board Planner

2026-07 – PB2025-04 – Peddie School Preliminary & Final Site Plan

Old Business

New Business

Planning Board Annual Report & Goals

Committee and Professional Reports

Chairman and Board Member Comments

Review of Action Steps

Adjourn