

Adequate notice of this meeting, as required by the Open Public Meetings Act of 1975 has been provided by a Notice published in the Home News/Tribune on December 28, 2017 and posted in the Main Lobby of the Municipal Complex on January 5, 2018.

PLANNING BOARD AGENDA (Monday) December 17, 2018

I. PLEDGE OF ALLEGIANCE TO THE FLAG.

II. Roll Call

III. Acceptance of the minutes –

- Resolutions –**
- 1. #P 5202 Suburban Real Estate Development – Approved**
 - 2. #P10-2016 Edison 27 – Final approval**
 - 3. #P13-2018 Rivendell Lights – Prel and final Approval**

1. #P5203 Shayona Properties – 9-11 Bonnie Brook Avenue

Block 375.A Lot 31.C

Proposal to demolish existing home and build two new single family homes
Variances are requested for Lot area and Lot width.

*******Held Until December 17th No – Re-notice *******

Held for a vote

New Business :

1.# P5208 Vijaypal and Kristen Sarkaria- 1635 Woodland Avenue

Block 415 Lot 4C.1 Major Subdivision

Applicant proposes to demolish all existing structures and to construct 3 new single family homes.

Variances are requested for creation of lots which does not abut a public road but does abut a private right of way.

2. #P5209 Fox and Foxx – 60 Pacific Street

Block 262 Lot 12-17 – Minor Subdivision

Proposal to retain single family home and construct one new single family home.

Variances requested for Minimum Lot Area - Required 7500sq.ft Proposed 6,000.82 Sq.ft.

Also Minimum Lot Width Required 75' Proposed 60.01

**3. #P20-2018 Menlo Executive Associates – 80 Executive Avenue
Block 375.BB Lot 8.H, 8.M**

Proposal to construct a 226,032 Sq.ft. warehouse building with automobile and truck parking.

Variances requested for side yard setbacks, parking and signage.

FINALS: # None

MISCELLANEOUS:

- 1. Comments and Recommendations Resolution R.701-122018 referring the study of certain, proposed amendments to the “ Zoning Section of the Township Code, Specifically section 37-30,” O-S,O-S-1, and O-S-2 in regard to certain Floor Area Ratio considerations in the G-B and G-BH districts.**
- 2. Comments and Recommendations Resolution R642-11202018, to refer certain , additional parcels to the Township Planning Board for investigation , specifically , whether the property commonly known on the Tax Maps as Block 199, Lots 16-S,16.T,16-U,16-V2,16.D,16-C1, 16B.1,16.G1,16-F1, 17D-1,17D-2,27.A and 34(AKA 121 Main Street)satisfies the criteria be designated an “ An area in need of Redevelopment” pursuant to Local Redevelopment and Housing Law .**

XI COMMENTS FROM THE PUBLIC

X. ADJOURNMENT

