

**CITY OF PLAINFIELD
PLANNING BOARD MEETING
THURSDAY, AUGUST 18, 2011 AT 8:00 P.M.
CITY HALL LIBRARY, 515 WATCHUNG AVENUE**



I. CALL TO ORDER

II. OPEN PUBLIC MEETING STATEMENT

“This meeting has been duly advertised in accordance with the Open Public Meetings Act, 10:4-6 et seq. The annual schedule of board meetings has been published in The Courier-News and The Star Ledger. In addition, copies of the notice have been posted in the City Clerk and Planning Division offices. This is a regularly scheduled meeting of the Board.”

III. ROLL CALL

IV. MINUTES – July 21, 2011 and August 4, 2011

V. RESOLUTION MEMORIALIZATION(S)

VI. DEVELOPMENT APPLICATION(S)

- 1) 216-232 West Front Street, Block 249, Lots 5, 6 and 7, Front Street Offices Urban Renewal, LLC (Application No.PB-08-29)

- On March 5, 2009 the Planning memorialized a resolution granting preliminary site plan approval to consolidate the three existing lots, add a floor to the existing three-story retail and office building on Lot 7, and construct an out-story retail and office building on Lots 5 and 6 on an approved 52,580 square feet of commercial and office floor space.
- On August 5, 2011 the applicant filed for an amended preliminary and final approval for revised plans. The amended plans eliminates the fourth floor on the existing and new building reducing the total commercial and office floor space from 52,580 square feet to 26,830 square feet.

- 2) 158 East Second Street, Block 313, Lots 1 and 2, Arts Loft I, LLC (Application No.PB-09-05) – Request for final site plan approval

- On April 2, 2009 the Board memorialized a resolution granting preliminary approval for the renovation of a vacant two-story building and construction of three stories atop of the two-story building. The first floor will contain retail space, and the upper floors will have a total of twenty residential apartments-five on each floor.

- 3) 130-140 East Second Street, Block 315, Lots 4 and 5, Gavett Place Properties, LLC (Application No.PB-09-08 – Request for final site plan approval

- On September 16, 2010, the Board memorialized a resolution granting preliminary site plan approval to renovate a vacant four-story building. The first floor will contain retail space, and the upper floors will have a total of twelve residential apartments-four on each floor.

VII. OLD BUSINESS

- 1) Discussion on The Religious Land Use and Institutionalized Persons Act (RLUIPA)
- 2) Discussion on the proposed zoning ordinance amendments

VIII. NEW BUSINESS - none

XI. ADJOURNMENT

- The next regularly scheduled meeting of the board will be held on September 1, 2011.

NOTE: All documents are available for inspection at City Hall, Division of Planning, Second Floor-Room 202, 515 Watchung Avenue between 9:00 a.m. to 4:30 p.m. For further assistance please call (908) 753-3486.