



CITY OF PLAINFIELD

DIVISION OF PLANNING
515 WATCHUNG AVENUE, ROOM 202
PLAINFIELD, NJ 07060



ADRIAN O. MAPP
MAYOR

RON SCOTT BEY, CHAIRMAN
HORACE BALDWIN, VICE CHAIRMAN

PLANNING BOARD MEETING

DATE: THURSDAY, MARCH 3, 2016
TIME: 7:30 P.M.
LOCATION: CITY HALL LIBRARY, 515 WATCHUNG AVENUE

AGENDA

I. CALL TO ORDER

NOTE: CELLULAR PHONES ARE TO BE TURNED OFF DURING THE BOARD MEETING, UNLESS OTHERWISE STATED.
(SUBJECT TO CHANGE BY THE BOARD CHAIRMAN)

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. PUBLIC COMMENTS ON NON-AGENDA ITEMS – Limited to 2 minutes maximum per comment. (Subject to change by the Board Chairman)

V. MINUTES – none

VI. RESOLUTION MEMORIALIZATION(S)

1) Capital Improvement Program 2016-2021

2)

Application No.	Applicant	Property Address	Block	Lot(s)	Zone
PB-2016-04	South Second Street Redevelopment	662-758 South Second Street / 127-141 Grant Avenue	112	9.01	

VII. DEVELOPMENT APPLICATION(S)

1)

Application No.	Applicant	Property Address	Block	Lot(s)	Zone
PB-2015-24	Ministerio Internacional Puerta Del Cielo	401-409 Roosevelt Avenue / 300-308 East Fourth Street	606	50	MU Mixed Use Zone

- The applicant is requesting relief from supplementary zoning regulations, waivers from site plan/performance standards according to the Land Use Ordinance, preliminary and final site plan approval to convert a vacant building to a house of worship for occupancy up to 297 people.

2)

Application No.	Applicant	Property Address	Block	Lot(s)	Zone
PB-2014-02	SRJN, LLC	1140-1142 South Avenue	623	5	NC Neighborhood Commercial

- The applicant is requesting preliminary and final site plan approval to construct a two-story addition to an existing one-story building (retail liquor store). The addition will add space to the retail store on the first floor, and the upper floors will contain six (6) two-bedroom residential apartments. A portion of the roof will contain a roof garden and 21 surface parking spaces.

VIII. OLD BUSINESS – Distribution of adopted By-Laws for 2015

IX. NEW BUSINESS

- 1) Joint meeting of the board commissions has been scheduled for Saturday March 5, 2015 from 10:00 A.M. to 12 Noon at the City Hall Library, 515 Watchung Avenue (parking lot in the rear of city hall)

X. ADJOURNMENT

NOTE 1: The next regularly scheduled meetings of the board will be held on **Thursday March 17, 2015;** April 7; April 21; May 5; May 19; June 2; June 16; July 7; July 21; August 4; August 18; September 1; September 15; October 6; October 20; November 3; November 17; December 1; December 15, 2016

NOTE 2: 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.