

**CITY OF PLAINFIELD  
PLANNING BOARD MEETING  
THURSDAY, SEPTEMBER 15, 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 – August 18, 2011**

**V. RESOLUTION MEMORIALIZATION(S) - none**

**VI. DEVELOPMENT APPLICATION(S) - none**

- 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 Board 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 adjoining four-story retail/office building on Lots 5 and 6 of 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.

**VII. OLD BUSINESS**

1) COMMITTEE REPORTS

- TOD zones
- Houses of Worship-The Religious Land Use and Institutionalized Persons Act (RLUIPA)
- Hours of Operation
- Streetscape Improvements

2) Discussion on the proposed zoning ordinance amendments

**VIII. NEW BUSINESS**

**XI. ADJOURNMENT**

- The next regularly scheduled meeting of the board will be held on October 6, 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.