

MINUTES OF THE PLANNING BOARD REGULAR MEETING OF PISCATAWAY TOWNSHIP HELD ON SEPTEMBER 11, 2024.

The Regular Meeting of the Piscataway Planning Board was called to order at 7:30 P.M. on Zoom (online), Piscataway, New Jersey by Chairperson Brenda Smith.

Chairperson Smith stated: IN COMPLIANCE WITH THE OPEN PUBLIC MEETING ACT, ADEQUATE NOTICE OF THIS MEETING WAS PROVIDED IN THE FOLLOWING WAYS:

- *Posted on the bulletin board of the Municipal Building and made available through the Township Clerk;
- *Notice published in the Courier News;
- *Notice sent to The Star Ledger;
- *Notice made available through the Township Librarians.

Thomas Barlow, Esq., states that he would like to place on the record that we are doing this meeting through an online meeting platform in light of the COVID-19 pandemic. In keeping with the guidelines that have been disseminated by the Department of Community Affairs, the Planning Board has tried it's best to comply with the open public meeting act and the Governor's guidelines in dealing with the current situation. In addition, the applicant whose matter will be heard this evening had the login information for the online meeting platform put forth in their notice; members of the public who wish to be heard will be afforded an opportunity as if we were in an actual, physical space. He believes we have done our absolute best to comply with the DCA guidelines and the open public meetings act.

ROLL CALL: Mayor Brian Wahler, Councilwoman Cahill, Dawn Corcoran, Rev. Henry Kenney, Chairperson Brenda Smith, Alex Adkins, Mike Foster and Carol Saunders. **ABSENT:** E. Bahseer Ahammed.

Also present: Thomas Barlow, Esq., Ron Reinertsen (CME) and Laura Buckley, Board Clerk. It was determined that a quorum was present by roll call.

4. PLEDGE OF ALLEGIANCE

5. SWEARING IN OF PROFESSIONALS: Malvika Apte, James Clarkin, IV

6. CHANGES TO THE AGENDA: #13, 24-PB-13, Clawson RP Owner Urban Renewal LLC; Postponed until October 9, 2024-Applicant will re-notice. # 14, 24-PB-02/12V, Dini Communications, Inc.-Postponed until Nov. 13, 2024, No further notice. #15., 24-PB-08/09V, LRN Properties, LLC- Postponed Nov. 13-No further notice.

7. DULY AUDITED BILLS TO BE PAID

MOTION was made by Rev. Henry Kenney to pay the bills; seconded by Dawn Corcoran.

ROLL CALL: Mayor Brian Wahler, Councilwoman Cahill, Dawn Corcoran, Henry Kenney, Mike Foster, Carol Saunders, Alex Adkins sand Chairperson Smith.

8. ADOPTION OF RESOLUTION TO MEMORIALIZE ACTION TAKEN ON AUGUST 14, 2024:

- (a) **24-PB-15** **River Road Estates, LLC**
 Final Major Subdivision
 Block 11901, Lot 22.15
 857 Hoes Lane
 Approved.

MINUTES OF THE PLANNING BOARD REGULAR MEETING OF PISCATAWAY TOWNSHIP HELD ON SEPTEMBER 11, 2024.

MOTION was made by Carol Saunders to memorialize the resolution for River Road Estates; seconded by Councilwoman Cahill. **ROLL CALL:** Mayor Brian Wahler, Councilwoman Cahill, Dawn Corcoran, Henry Kenney, Mike Foster, Carol Saunders, Alex Adkins sand Chairperson Smith.

- (b) **21-PB-31** **M & M @Hoes Lane Phase II, LLC**
 General Development Plan (GDP)
 Block 7401, Lot 2 & Block 6201, Lot 6.02; Zone: TC
 444 Hoes Lane
 Approved.

MOTION was made by Carol Saunders to memorialize the resolution for M & M; seconded by Dawn Corcoran. **ROLL CALL:** Mayor Wahler, Alex Adkins, Dawn Corcoran, Rev. Kenney and Chairperson Smith voted yes on the motion.

- (c) **24-PB-04** **AGI**
 Deviation
 Blocks 3502, Lots 1.03; Zone: Redevelopment
 150 Old New Brunswick Road
 Approved.

MOTION was made by Carol Saunders to memorialize the resolution for AGI; seconded by Mike Foster. **ROLL CALL:** Mayor Wahler, Alex Adkins, Dawn Corcoran, Rev. Kenney and Chairperson Smith voted yes on the motion.

- (d) **24-PB-05** **AGI**
 Deviation
 Blocks 3502, Lots 6.02; Zone: Redevelopment
 1570 S Washington Avenue
 Approved.

MOTION was made by Carol Saunders to memorialize the resolution for AGI; seconded by Dawn Corcoran. Foster. **ROLL CALL:** Mayor Wahler, Alex Adkins, Dawn Corcoran, Rev. Kenney and Chairperson Smith voted yes on the motion.

- (e) **24-PB-06** **AGI**
 Deviation
 Blocks 3502, Lots 6.06; Zone: Redevelopment
 600 Ridge Road
 Approved.

MOTION was made by Carol Saunders to memorialize the resolution for AGI; seconded by Dawn Corcoran. **ROLL CALL:** Mayor Wahler, Alex Adkins, Dawn Corcoran, Rev. Kenney and Chairperson Smith voted yes on the motion.

9. ADOPTION OF THE MINUTES FROM THE REGULAR MEETING OF AUG. 14, 2024

MINUTES OF THE PLANNING BOARD REGULAR MEETING OF PISCATAWAY TOWNSHIP HELD ON SEPTEMBER 11, 2024.

MOTION was made by Henry Kenney to memorialize the minutes from the August 14, 2024 meeting; seconded by Dawn Corcoran. **ROLL CALL:** Mayor Brian Wahler, Councilwoman Cahill, Dawn Corcoran, Henry Kenney, and Chairperson Smith.

10. **DISCUSSION:** One year extension of time for minor subdivision; Application 22-PB-06/07V. Block 8001, lot 9; also known as 1112 Brookside Road; Tim Arch, Esq.

Thomas Barlow, Esq. states that the applicant for 1112 Brookside would like a one year extension of time to perfect their minor subdivision. The extension of time would be until November 16, 2024. They are running into issues with NJDEP. If the Board agrees to the extension, he has a resolution prepared to be adopted. Chairperson Smith asks the Board if they have any questions or comments; none.

MOTION was made by Councilwoman Cahill to approve the extension; seconded by Dawn Corcoran. **ROLL CALL:** Mayor Brian Wahler, Councilwoman Cahill, Dawn Corcoran, Henry Kenney, Mike Foster, Carol Saunders, Alex Adkins sand Chairperson Smith.

Chairperson Smith asks the Board for a motion to approve the resolution:

MOTION was made by Carol Saunders to approve the resolution; seconded by Councilwoman Cahill. **ROLL CALL:** Mayor Brian Wahler, Councilwoman Cahill, Dawn Corcoran, Henry Kenney, Mike Foster, Carol Saunders, Alex Adkins sand Chairperson Smith.

11. **DISCUSSION:** Three (3) month extension of time for minor subdivision; Application 21-PB-40/41V. Block 8404, lot 2; also known as 9 Water Street; Kevin Morse, Esq.

Thomas Barlow, Esq. states that this application, Revolutionary Housing Group, would like a three (3) month extension of time granted for their minor subdivision. Mr. Barlow states that this is a similar situation; they just need it up to December 14, 2024. They are still waiting on MCPB for their permit. The Board has no questions or comments. A resolution will be drawn up and adopted at our next meeting in October.

MOTION was made by Councilwoman Cahill to approve the extension; seconded by Carol Saunders. **ROLL CALL:** Mayor Brian Wahler, Councilwoman Cahill, Dawn Corcoran, Henry Kenney, Mike Foster, Carol Saunders, Alex Adkins sand Chairperson Smith.

12. **DISCUSSION:** Amended Redevelopment plan for Block 3702, Lots 1.02 & 2, 10 Normandy Drive and 2 Hancock Road.

James Clarkin, 4Site Planning, is sworn in to testify. Mr. Clarkin states that this is an amended redevelopment plan for 10 Normandy Drive to now include 2 Hancock Road. The study was done for 10 Normandy and will remain the same for the most part by adding 2 Hancock Road. The bulk standards and requirements will stay the same (page 5) it just adds the size. Mr. Clarkin states that the changes are very minimal and would actually help the application by (page 6) adding storm water and better site access for site triangles. They will be demolishing the two story two-family home that is on 2 Hancock Road. He shares his screen with the Board to show exactly where the 2nd lot is and how it will benefit the site. Chairperson Smith asks the Board if they have any questions or comments; none. Public portion open/closed.

MINUTES OF THE PLANNING BOARD REGULAR MEETING OF PISCATAWAY TOWNSHIP HELD ON SEPTEMBER 11, 2024.

MOTION was made by Carol Saunders to approve the amended redevelopment plan; seconded by Rev. Henry Kenney. **ROLL CALL:** Mayor Brian Wahler, Councilwoman Cahill, Dawn Corcoran, Henry Kenney, Mike Foster, Carol Saunders, Alex Adkins sand Chairperson Smith.

Mr. Barlow states that in anticipation of the Board approving the amended redevelopment plan, he has drawn up a resolution to be adopted so they can send this back to Council.

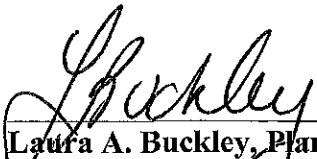
MOTION was made by Carol Saunders to approve the resolution; seconded by Councilwoman Cahill. **ROLL CALL:** Mayor Brian Wahler, Councilwoman Cahill, Dawn Corcoran, Henry Kenney, Mike Foster, Carol Saunders, Alex Adkins sand Chairperson Smith.

16. **ADJOURNMENT: MOTION** made by Dawn Corcoran to adjourn; seconded by Ms. Saunders; All in favor. The meeting was adjourned at 7:50P.M.

NEXT SITE PLAN WORKSHOP MEETING – SEPTEMBER 25, 2024 AT 2:30 P.M.

NEXT PLANNING BOARD REGULAR MEETING – OCTOBER 9, 2024 AT 7:30 P.M.

Respectfully Submitted,



Laura A. Buckley, Planning Board Clerk

I certify that the foregoing is a true and correct copy of the Minutes of the Regular Meeting of September 11, 2024, same having been fully adopted by the Planning Board of Piscataway October 9, 2024.



CAROL SAUNDERS, SECRETARY
PISCATAWAY PLANNING BOARD