



# Township of Hillsborough

COUNTY OF SOMERSET  
OFFICE OF PLANNING AND ZONING  
HILLSBOROUGH TOWNSHIP MUNICIPAL COMPLEX  
THE PETER J. BIONDI BUILDING  
379 SOUTH BRANCH ROAD  
HILLSBOROUGH, NJ 08844

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**TOWNSHIP OF HILLSBOROUGH**  
**PLANNING BOARD PUBLIC MEETING AGENDA**  
**May 08, 2014**  
**Municipal Courtroom - 7:30 P.M.**

**CALL TO ORDER**  
**PLEDGE OF ALLEGIANCE**

**NOTICE OF MEETING** - This meeting has been duly advertised according to Section 5 of the Open Public Meetings Act, Chapter 231, Public Law 1975 ("Sunshine Law").

**ROLL CALL**

_____ Deputy Mayor Greg Burchette	_____ Sam Conard
_____ Michael Merdinger	_____ <b>Steven Sireci, Jr., Chairman</b>
_____ Committeeman Frank DelCore	_____ Robert Wagner, Jr.
_____ <b>Steve Cohen, Vice Chairman</b>	_____ Daniel Marulli (Alt. #1)
_____ Tod Mershon, Secretary	_____ Robert Peason (Alt. #2)
_____ Neil Julian	

**DISPOSITION OF MINUTES**

April 10, 2014

**DISPOSITION OF RESOLUTIONS**

Hillsborough Youth Sports, Inc. (Jr. Raiders) – 14-PB-04-RES

**PLANNING BOARD BUSINESS**

**SPECIAL COMMITTEE REPORTS**

**BUSINESS FROM THE FLOOR**

**CONSIDERATION OF ORDINANCES**

**PUBLIC HEARING – SUBDIVISION/SITE PLAN APPLICATIONS**

**Country Classics – 4D – Amended Preliminary** – File 14-PB-07-MJ-Amended – Block 205, Lots 17, 18, 18.02, 26.02, 26.03 – (Lucas Drive) Millstone River Road. Applicant seeking amended preliminary subdivision approval, creating 27 single family dwelling lots with a change to improvements: detention basin #4 shown, realigned pathways, relocated benches, relocated blue bird boxes, and relocated landscaping. Applicant is also proposing a reduction in open space in order to merge lands with Lots 18.02, 26.02 and 26.03 in Block 205, on property in the RA District (EC Review: April 28, 2014).

**Country Classics – Phase 4D – Amended** – File 14-PB-03-MJF – Block 205, Lots 17, 18, 18.02, 26.02, 26.03 – (Lucas Drive) Millstone River Road. Applicant seeking amended final subdivision approval, creating 27 single family dwelling lots with a change to improvements: detention basin #4 shown, realigned pathways, relocated benches, relocated blue bird boxes, and relocated landscaping. Applicant is also proposing a reduction in open space in order to merge lands with Lots 18.02, 26.02 and 26.03 in Block 205, on property in the RA District (EC Review: April 28, 2014). **Adjourned from April 03, 2014 with notice.**

**South Branch Estates – FINAL** – File #14-PB-05-MJF – Block 13.01, Lot 8 – South Branch Road. Applicant seeking Final Major Subdivision Approval to subdivide 10.9602 Acres into 5 lots; 4 residential dwelling lots and one lot for a water quality detention basin on property in the RS District.

**CORRESPONDENCE**

NJ COAH Proposed Rules – Special Roundtable

**ADJOURNMENT**

**NEXT MEETINGS:**

May 22, 2014 – Business Meeting  
June 05, 2014 – Regular Meeting