



Township of

COUNTY OF SOMERSET
OFFICE OF PLANNING AND ZONING
379 SOUTH BRANCH ROAD
HILLSBOROUGH, NJ 08844

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TOWNSHIP OF HILLSBOROUGH PLANNING BOARD PUBLIC MEETING AGENDA

June 04, 2015

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	_____ Dr. Steven Sireci, Jr., Chairman
_____ Committeeman Frank DelCore	_____ Robert Wagner, Jr.
_____ Steve Cohen, Vice Chairman	_____ Robert Peason (Alt. #1)
_____ Dr. Daniel Marulli, Secretary	_____ Shawn Lipani (Alt. #2)
_____ Neil Julian	

DISPOSITION OF MINUTES

DISPOSITION OF RESOLUTIONS

- Douglas Van Nuys - File 15-PB-03-MSRV
- MAAC Development Group, Inc. (Amended Preliminary) - File 15-PB-01-MJ
- MAAC Development Group, Inc. (Amended Final) - File 15-PB-02-MJF

PLANNING BOARD BUSINESS

- Krismic Assoc., LLC - File 14-PB-21-MSR - Extension of Time through 09-30-15 requested

SPECIAL COMMITTEE REPORTS

BUSINESS FROM THE FLOOR

CONSIDERATION OF ORDINANCES

PUBLIC HEARING - SUBDIVISION/SITE PLAN APPLICATIONS

- Richmond Properties, LLC*** - 15-PB-07-MJV - Block 182, Lots 2 & 2.01 - Sunnymead Road & Falcon Road. Applicant seeking Preliminary and Final Major Subdivision Approval and 'c' Bulk Variance for relief from setbacks, to subdivide 14.0739 acres into 5 single family dwelling lots, one of which will contain the existing dwelling and accessory structure (variances required for block shed), on property in the RA, Residential / Agricultural Zoning District and within the AHZ, Airport Hazard Area. (EC Review: 05-18-15). **ADJOURNED TO JULY 09, 2015 WITH RE-NOTICE.**
- Senior Housing Development, LLC*** - 15-PB-08-SR - Block 182, Lot 37 - 351 Route 206. Applicant seeking Preliminary and Final Major Site Plan Approval with Waivers for parking; stream corridor encroachment; Economic Hardship; and from submitting a Community Impact Statement, for permission to demolish existing structures and construct a 57,157 sf., 2-story, 112-bed extended care facility, with parking and improvements, on property in the HS, Highway Service Zoning District, and within the ASD Overlay Zone District (EC Review: 05-18-15).

CORRESPONDENCE

- SCPB letter of 05-19-15 - Proposed Bill A4185/S2424
- Supporting Priority Investments in Somerset County Phase 2 Study Public Meeting #2
- SCPB letter of 05-19-15 - Municipal Impacts of March 10th Supreme Court Decision

ADJOURNMENT

NEXT MEETINGS: June 11, 2015 - Regular Meeting / June 25, 2015 - Business Meeting

DRAFT