

**BOROUGH OF SOUTH PLAINFIELD
PLANNING BOARD AGENDA
NOVEMBER 14, 2013 @ 7 pm.**

1. **Roll Call** and Open Public Meetings Act. This meeting is being held in accordance with the Open Public Meetings Act by posting a notice to The Observer and The Home News/Tribune and providing the same to the Borough
2. **Board Policy**: It is the Policy of the Borough of South Plainfield's Planning Board not to hear any new cases after 10:00 pm and no new witness after 10:30 pm.
Please note that questions from the public will be limited to (1) question per person and the public will have the opportunity to comment at the conclusion of an application.
3. **Minutes**: None
4. **Resolutions**: (1) Attached:
 - A. Nayan Investment Group, LLC.
Block 528; Lot 44; R-10 Zone
1626 New Durham Avenue
Block 528; Lot 45; R-10 Zone
1630 New Durham Avenue
 - A use variance was approved in 1984 allowing the premises to be used as a medical professional building and hasn't been used as a residence since that time.
 - The Planning Board recommend to the Mayor & Council that these areas be re-zoned & designated an M-2 Zone & that the Mayor & Council enact an ordinance to accomplish the above re-zoning request.
Those in Favor: Anesh, Barletta, Ackerman, Grzenda, Pedersen, Pellegrino, Mocharski, Wolak, Houghton & Richkus.
5. **Current Files**:
6. **Informal Hearings**: None
7. **Public Hearings**: (1):



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ub.ô Quick Chek Corporation
Block 488; Lots: 4-7 & 8.01; OPA-1 Zone
Durham Avenue & Helen Street

The applicant is requesting permission to erect a 228 sq. ft. building addition to the existing store, addition of a canopy with (6) gasoline pumps and other associated site improvements. ** Last heard @ the October 8, 2013 Meeting **

8. Old Business:

9. Committee Reports:

- a. Street Vacation Committeeô Mayor Anesh
- b. Environmental Committeeô Joe Wolak and Richard Houghton
- c. Council Reportô Councilman Barletta has requested that the following items be discussed this evening: fence ordinance, shed setback requirements, tents, Quonset huts and temporary canopy structures and driveways closer than 5 ft. to the property line.
* First discussed @ the 9/17/2013 meeting, than @ the 10/8/2013 Meeting.
- d. Street Naming Committee--Bob Ackerman

10. Minor Site Plan: None

11. New Business:

12. Correspondence:

13. Audience Comments—other than agenda items:

14. Executive Session:

15. Adjournment: