

**BOARD OF SOUTH PLAINFIELD
PLANNING BOARD AGENDA
DECEMBER 10, 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**: (2) Attached:

- A. Case # 7566 Quick Chek
Block 488; Lots: 4-7 & 8.01; OPA-1 Zone
Durham Avenue & Helen Street

Mr. Mocharski made the motion, seconded by Mr. Pedersen, to grant the applicant's request for an EIS waiver, a variance for the proximity of a curb cut to the boundary, minor subdivision approval and preliminary & final site plan approval subject to additional voluntary conditions. Those in Favor: Anesh, Barletta, Ackerman, Grzenda, Pedersen, Mocharski, Wolak, Houghton & Richkus.

- B. Nayan Investment Group, LLC.
Block 528; Lot 44; 1626 New Durham Avenue
Block 528; Lot 45; 1630 New Durham Avenue

The applicant's attorney, Walter K. Abrams, Esq. has requested that these (2) lots be re-zoned & incorporated into the M-2 Zone.

The Mayor & Council is being asked to enact an ordinance for the above stated zoning request.

5. **Current Files**:
6. **Informal Hearings**: None
7. **Public Hearings**: (1) Attached:

JSM @ Tingley/Celebrations
Block 517; Lot 1; SC-2
200 South Avenue

The applicant is requesting relief for a building setback to the road,
existing is @ 20 ft.; proposed is @ 17.7 ft.

8. **Old Business:**

9. **Committee Reports:**

- a. Street Vacation Committee— Mayor Anesh
- b. Environmental Committee— Rich Houghton and Joe Wolak
- c. Council Report— Councilman Barletta
- 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:**