

BOROUGH OF SOUTH PLAINFIELD

PLANNING BOARD AGENDA

April 22, 2025

1. **Roll Call:**
2. **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 Courier News and providing the same to the Borough.
3. **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.
4. **Minutes:** TBD.

Resolutions:

- A. Case #17-02 - B. Bengi, LLC**
Block 265; Lot 22 & 23; HDD Zone
115-117 & 119 Hamilton Boulevard

Corrected Resolution: The applicant was approved for *Preliminary and Final Major Site Plan* approval in August 2018. There has been a correction to that Resolution.

5. **Current Files:**
6. **Informal Hearings:**
7. **Public Hearings:**

- A. Case #821 – Durham Plaza, LLC**
Block 541; Lot 10.02; OPA-1 Zone
110-136 Durham Avenue

The applicant is requesting preliminary and final major site plan approval to permit the development of a four-story, 95-unit multi-family residential community.
(Applicant has requested to carry to a later date)

8. **Committee Reports:**

- a. Street Naming Committee - Bob Ackerman
- b. Environmental Committee - Rich Houghton & Bryan Bythell
- c. Council Report – Peter Smith
- d. Mayoral Updates - Mayor Anesh

9. **Minor Site Plan:** None.
10. **New Business:** None.
11. **Correspondence:** None.
12. **Audience Comments** - other than agenda items.
13. **Executive Session:**
14. **Adjournment:**