



WEST WINDSOR TOWNSHIP

DEPARTMENT OF COMMUNITY DEVELOPMENT DIVISION OF LAND USE

WEST WINDSOR TOWNSHIP SITE PLAN REVIEW ADVISORY BOARD

DATE: October 27, 2014
TIME: 7:30 p.m.
LOCATION: West Windsor Municipal Building – Room C

AGENDA

1. STATEMENT OF ADEQUATE NOTICE
2. ROLL CALL OF MEMBERS
3. MINUTES: August 25, 2014; September 8, 2014; September 22, 2014
4. *APPLICATION: **ZB 14-06**
PEREIRA INVESTMENT CORP.
“c” and “d(4)” Variances & Preliminary/Final Major Site Plan
Block 5, Lot 19
Property Zoned: RP-7 District
MLUL: 12/31/14
(continued from June 23, 2014 and September 8, 2014)

A proposed mixed use development consisting of 44,904 square feet of commercial uses on the first floor and 45,582 square feet of residential uses on the second floor. The parcel is landlocked and access is provided by easement through the adjoining Ellsworth Center I site. The overall parcel is 3.849 acres and consists of partially constructed commercial buildings which were undertaken pursuant to a prior site plan approval. A total of 171 parking stalls and associated drainage improvements will be included. Variances as to the distance from the curb to the building, maximum side yard and curb to overhang are required in only several locations. A variance as to Maximum Floor Area Ratio is requested (0.268 proposed where 0.25 is permitted).

5. ADJOURNMENT

(*Indicates formal action may be taken).

Allen Schectel, Chair
Ted Begun, Vice Chair

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