WEST WINDSOR TOWNSHIP PLANNING BOARD REGULAR MEETING

- DATE: January 13, 2021
- TIME: 7:00 p.m.
- LOCATION: West Windsor Township Senior Center

AGENDA

1. STATEMENT OF ADEQUATE NOTICE

2. ***SEATING OF NEW OR RE-APPOINTED MEMBERS**

3. ROLL CALL OF MEMBERS

4. ***REORGANIZATION:**

a) *Election of Chair (presiding is attorney)

b) *Election of Vice Chair

c) *Selection of Administrative Secretary - Lisa Komjati

d) *Selection of Recording Secretary – Cindy Dziura

e) *Appointment of Planning Board member to liaison to Affordable Housing Committee (1 member)

5. ***RESOLUTION ADOPTING PLANNING BOARD PROCEDURAL GUIDELINES FOR 2021 (PB2021-R-01)**

6. <u>*CONSENT AGENDA</u>

a) *Declaration of official and other newspapers to receive meeting notices (<u>The Times</u> and <u>The Princeton Packet</u>) (PB2021 – R-02)

- b) *Resolution setting forth regular meetings (first four Wednesdays of each month) (PB2021-R-03)
- c) *Authorization for Chair or Vice Chair to approve bills and vouchers
- d) *Traffic Safety Officer Sergeant Francis Bal

e) *Fire Marshall – Tim Lynch

f) *Landscape Architect - Dan Dobromilsky, LLA

g) *Planning Board Engineer – Fran Guzik, PE

h) *Planning Board Attorney - Law Offices of Gerald Muller, P.C. - Gerald Muller, Esq.

i) *Environmental Engineer - Van Cleef Engineering Associates - Chris Jepson, PE

j) *Traffic Engineer - Arora & Associates - Jeff L'Amoreaux, PE

k) *Planner - Burgis & Associates - Joe Burgis, PP

1) *Minutes: September 23, 2020; October 14, 2020; October 28, 2020

7. <u>CHAIRMAN'S COMMENTS</u> AND CORRESPONDENCE:

8. **<u>*RESOLUTIONS:</u>**

a) PB19-08

Heritage Village @ West Windsor Preliminary/Final Major Site Plan & Subdivision Block 28, Lots 15 & 21 2044 Old Trenton Road

b) PB20-07

West Windsor Duck Pond Associates Preliminary/Final Major Site Plan Block 8, Lot 8 3478 – 3400 US Route 1

9. *<u>APPLICATION:</u>

PB20-05

400 Steps, LLC Preliminary/Final Major Site Plan Block 5, Lot 19 (& portion of Lot 20); 15 Cranbury Road (Rear) Property Zoned: RP-12 District MLUL: 1/13/21

Owner/Applicant, 400 Steps, LLC, seeks preliminary and final site plan approval for development of one hundred and forty-four (144) apartment units, including twenty-nine (29) affordable units on premises located at 15 Cranbury Road, Princeton Junction, New Jersey 08850 (near the intersection of Princeton Hightstown Road and the Northeast Corridor rail line), designated as Block 5, Lots 19 and 20 on the West Windsor Township Tax Map, and located in the RP-12 and RP-7 Zones.

The units would be contained in four (4), four (4) story residential buildings. Buildings 1 and 2 would contain forty (40) units each, and each would have a building footprint of approximately 12,096 square feet. Building 3 would contain 32 units and have a building footprint of approximately 9,504 square feet. Building 4 would contain 32 units and have a building footprint of approximately 9,240 square feet.

10. CLOSED SESSION

(If needed)

11. <u>*ADJOURNMENT</u>

Targeted for 10:00 p.m.