



# WEST WINDSOR TOWNSHIP

## DEPARTMENT OF COMMUNITY DEVELOPMENT DIVISION OF LAND USE

### WEST WINDSOR TOWNSHIP PLANNING BOARD REGULAR MEETING

DATE: February 19, 2025

TIME: 6:30 p.m.

LOCATION: West Windsor Township Municipal Building  
271 Clarksville Road  
Meeting Room "A"

1. **STATEMENT OF ADEQUATE NOTICE**

2. **ROLL CALL OF MEMBERS**

3. **CHAIRMAN'S COMMENTS  
AND CORRESPONDENCE:**

4. **PUBLIC COMMENTS:**                   ☒ Public Comments - Non-agenda items  
*(Limit 15 minutes, 3 minutes per person discussion on pending applications not permitted at this time)*

5. **\*MINUTES:**                               June 5, 2024; June 19, 2024; January 15, 2025;  
January 15, 2025 (Closed Session)

6. **\*RESOLUTION:**                       **PB24-11SW**  
**Carnegie Center Building 101**  
Sign Waivers  
101 Carnegie Center Boulevard; Block 9, Lot 67

7. **\*ORDINANCE REFERRAL  
FROM TOWNSHIP COUNCIL:**           **Ordinance 2025- 01**  
An ordinance to amend the principal permitted uses within the RP-1 District of the Princeton Junction Redevelopment Plan by adding Pet Day Care facilities

8. **\*APPLICATION:**                       **PB19-13 2<sup>nd</sup> Amendment**  
Senior Living @ Bear Creek  
Amended Final Site Plan  
MLUL: 2/20/25

The Applicant is now seeking Second Amended Final Major Site Plan approval related to Independent Living Condominium Unit IL (Lot 1.021) for architectural changes to the building and minor changes to the site improvements approved in 2022. The changes include raising the building 5.5 feet to accommodate below ground garage parking and community spaces in the basement of the building, adding entrances to the garage and related entrance grading changes partially on the Common Elements of the Assisted Living Condominium Unit and connecting to Esplanade Drive. The Independent Living Unit will have a pavilion in lieu of the previously approved patio. The surface parking areas have been reconfigured to improve traffic flow and 24 above ground garages have been added. No additional dwelling units are proposed and there will be no increase in building and lot coverage and no variances or new design waivers requested in connection with this Second Amended Site Plan application.

9. **CLOSED SESSION** (If needed)
10. **\*ADJOURNMENT** Targeted for 9:30 p.m.

Michael Karp, Chairman  
Curtis Hoberman, Vice Chair

(\*Indicates formal action may be taken).