

AGENDA
Township of Monroe Planning Board
Planning Board Meeting
July 23, 2020
at 7:00 P.M.

Order of agenda subject to change at the discretion of the Chairman

- I. **Call to order** 7:00 P. M. via Zoom
Web-meeting access information <https://us02web.zoom.us/j/83006577062>
Phone #1-312-626-6799 or 1-929-205-6099
Meeting ID 830 0657 7062

- II. **Salute to the Flag**

- III. **ANNOUNCE SUNSHINE LAW:** In accordance with the Open Public Meetings Act, it is hereby announced and shall be entered into the minutes of this meeting that adequate notice of this meeting has been provided by the following:

Posted on the Bulletin Board of the Office of the Township Clerk;

Posted on the Bulletin Boards within the Municipal Complex;

Printed in the Home News Tribune and Cranbury Press on January 3, 2020;

Posted on the Monroe Township website; and

Sent to those individuals who have requested personal notice.

- IV. **Roll Call:**

Hon. Gerald Tamburro, Mayor
Elizabeth Schneider, Councilwoman
Terence Van Dzura, Chairman
Vice Chairman
David Rothman
Andy Paluri
Karen Polidoro
Wayne Horbatt
Roslyn Brodsky
Norman Olinsky, Alt. I
John Riggs, Alt. II

- V. **Minutes** of Regular Meeting held June 25, 2020.

VI. Applications

PB-1221-19 JSM at Celebrations Monroe Section 2, LLC

Request for Amended Preliminary and Final Site Plan for Section 2, Phase 1 with Bulk Variances

Blocks 53 / 54, Lots 24 / 3 & 4 (Section 2, Phase 1)

(Mounts Mill Road and Spotswood Englishtown Road)

Zone: VC-1 Overlay (Village Center Overlay)

Represented by Thomas J. Trautner

Certified Complete on 02/27/2020 (Expiration date 07/18/2019)

Description: Relocation of 66 market rate units from Section 1 to Section 2, Phase 1 and making those units affordable age restricted.

CARRIED FROM 6/25/2020 WITHOUT NOTICE

PB-1220-19 JSM at Route 33, LLC

Request for Amended Preliminary & Final Site Plan for Sections 1 & 3; Amended Preliminary Site Plan for Section 2 and Minor Subdivision with Bulk Variances

Block 6, Lots 12.06, 13.01, 14.01, 15.01, 23.01 & 27.01

(NJ State Route #33)

Zone: AHMUD / HD (Affordable Housing / Mixed Use Dev't / Highway Development Overlay)

Represented by J. Chiesa

Certified Complete on 01/29/2020 (Extension granted until 07/30/2020)

Description: Mixed Use (920 residential units and 150,665 SF of commercial / retail space)

VII. Memorialization

No resolutions to be adopted.

VIII. Public Portion

IX. Discussion Items

X. Correspondence

XI. Adjournment

**Next Regular Planning Board Meeting:
August 27, 2020**