

PLANNING BOARD/ZONING BOARD OF ADJUSTMENT
TO BE HELD IN PERSON AT BOROUGH HALL, 38 PARK AVENUE, FLEMINGTON NJ 08822
ALSO OFFERED VIRTUALLY USING 'ZOOM WEBINAR'
TUESDAY, OCTOBER 24, 2023 – 7:00 PM
AGENDA

Call to order and Flag Salute

Roll Call: Mayor Karrow, Councilwoman Engelhardt, Mr. Campion, Mr. Doshna, Mr. Levitt, Mr. Cook, Ms. Giffen, Ms. Weitzman, Mr. Hill, Mr. Cimino, Mr. Eckel, Mr. Schoeb, Attorney Kaczynski, Engineer Clerico, Planner McManus, Traffic Engineer Troutman

- 1. Public comments (7:00 – 7:15 PM)**
- 2. Mayor Comments**
- 3. Council Comments**
- 4. HPC Comments**
- 5. Approval of minutes from the October 3, 2023, regular meeting**
- 6. Resolution: Flemington Realty Partners, LLC - Application #2023-04: B-39 L-6 – 78 Church Street**
Approval of Minor Site Plan
Eligible to vote: Karrow, Engelhardt, Campion, Doshna, Levitt, Weitzman, Hill, Schoeb
- 7. Resolution: Douglas Stryker - Application #2023-02: Block 35 Lot 60 - 13 Brown Street**
Approval of Bulk Variance Application
Eligible to vote: Karrow, Engelhardt, Campion, Doshna, Levitt, Weitzman, Hill, Schoeb
- 8. Completeness: Bless Wellness, LLC – Block 44, Lot 7 – 313 US Route 22**
Minor Site Plan
- 9. Discussion: Stryker, Douglas – Block 7, Lot 5 – 53 E. Main Street**
Request for Clarification of Resolution
- 10. Public Hearing: Central Station, LLC – Application #2023-05; Block 34, Lot 7 - 37 Mine Street –**
Continued from October 3, 2023

Major Preliminary and Final Site Plan Application with use and bulk variances and waivers.
- 11. Public Hearing: Wertsville Road Properties, LLC – Application #2022-05– Block 45, Lots 11, 12 & 15**
Continued from September 12, 2023

Site Plan and Subdivision Application
- 12. Chair items**
 - Next meeting – November 14, 2023:
- 13. Bills**
- 14. Professional Reports:** Attorney, Engineer, Planner, Traffic Engineer
- 15. Executive Session:** (If Needed)
- 16. Adjourn**