



WEST WINDSOR TOWNSHIP

DEPARTMENT OF COMMUNITY DEVELOPMENT DIVISION OF LAND USE

DATE: January 17, 2024

TIME: 6:30 p.m.

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

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
5. ***RESOLUTION ADOPTING PLANNING BOARD PROCEDURAL GUIDELINES FOR 2024 (PB2024-R-01)**
6. ***CONSENT AGENDA**
 - a) *Declaration of official and other newspapers to receive meeting notices (The Trenton Times and The Princeton Packet) (PB2024 – R-02)
 - b) *Resolution setting forth regular meetings (first & third Wednesdays of each month) (PB2024-R-03)
 - c) *Authorization for Chair or Vice Chair to approve bills and vouchers
 - d) *Traffic Safety Officer – Sergeant Kevin Loretucci
 - 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 Muller & Baillie, P.C. – Gerald Muller, Esq.
 - i) *Environmental Engineer – Van Cleef Engineering Associates – Chris Jepson, PE
 - j) *Traffic Engineer – Arora & Associates – Quazi Masood, PE; P.T.O.E.
 - k) *Planner – Burgis & Associates – David Novak, PP, AICP
 - l) *Planning Board Noise & Air Engineer – GZA GeoEnvironmental,, Inc.- Marc Hudock
7. **LIAISON REPORTS:**
 - a) Environmental Commission – Anis Baig
 - b) Affordable Housing Committee- Jyotika Bahree

8. **CHAIRMAN’S COMMENTS
AND CORRESPONDENCE:**
9. **PUBLIC COMMENTS:** ☒ Public Comments - Non-agenda items
*(Limit 15 minutes, 3 minutes per person discussion on pending
applications not permitted at this time)*
10. ***RESOLUTION:** **PB23-09**
Market Fair – South End Improvements
Minor Site Plan with Sign Waivers
3535 US Route 1; Block 7.15, Lot 14.04
11. ***MASTER PLAN
PUBLIC HEARING:** **Draft Dutch Neck Planning & Zoning Study**
**(A supplement to the 2020 Land Use Plan Element of the Master
Plan)**
[continued from 11/8/2023]
12. **CLOSED SESSION** (If needed)
13. ***ADJOURNMENT** Targeted for 9:30 p.m.

(*Indicates formal action may be taken).