

**CITY OF ELIZABETH
PLANNING BOARD REGULAR MEETING
TENTATIVE AGENDA-CITY COUNCIL CHAMBERS
THURSDAY, SEPTEMBER 4, 2008--7:30 P.M.**

ROLL CALL

PLEDGE OF ALLEGIANCE TO THE FLAG

MINUTES: July 10, 2008 a reg. mtg.

RESOLUTIONS

P-06-08, 813 Jackson Avenue, Brunilda Pabon & Nieves Ortiz;

P-13-08, Broadway, South Park, & Livingston Streets, & New Point Road;

P-15-08, South side of Dowd Avenue/E. Progress Street, AMB Portview Commerce Center;

P-20-08, 1000 IKEA Drive, IKEA Development and Urban Renewal, L. P.;

P-52-07, 748-772 North Broad Street, Metro P. C. S. NY, LLC, final site plan;

P-04-08, 325 Division Street, CSX Transflo Corporation final site plan.

DEVELOPMENT REVIEW HEARING

P-22-07, 729-763 Meadow Street, Narayansweropdosji, LLC. Proposal to construct two buildings, a four-story, one hundred and twenty three unit, Holiday Inn Express, and a three story, eighty one unit Cambria Inn, with two hundred and five parking spaces, and a loading berth for each, in a C-3 zone. **(preliminary & final site plan, “c” variance)**
(Himelman, Esq.)

P-48-07, Jersey Gardens Blvd., Kapkowski Road, CELADON/Tern Landing Development, LLC. Discussion of the design standards for the proposed development; an application of a Ferry Terminal, with parking, in the Kapkowski Road Redevelopment Area. **(compliance review only)**
(Kienz/McManus, Esq.)

P-14-08, 324 Elizabeth Avenue, 324 Elizabeth Avenue, LLC. Proposal to construct a new 4, 205 sq. ft. one-story commercial retail building with eight off-street parking, and five on-street spaces, in a C-2 zone. **(“c” variance, preliminary and final site plan)**
(J. Paparo, Esq.)

P-16-08, 33 Cherry Street, Metro P. C. S. NY, LLC. Proposal to install a wireless telecommunications antenna on a rooftop, with related equipment cabinet, in an R-4 zone. **(preliminary and final site plan)**
(Meese, Esq.)

P-17-08, 69 Division Street, Metro P. C. S. NY, LLC. Proposal to install a wireless telecommunications antenna, related equipment cabinet on roof-top of building, in an R-3 zone. **(preliminary and final site plan)**
(Meese, Esq.)

P-19-08, 435 Spring Street, Carlos Marin. Proposal to construct a two-story building to provide indoor parking and office space for the applicant’s current business. **(c variance, preliminary and final site plan.)**
(Andril, Esq.)

PLANNING BOARD

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OTHER BUSINESS-by Victor Vinegra, PP, PE, Consultant City Planner

City of Elizabeth Master Plan-Comment session concerning potential amendments to the existing Master Plan, The Redevelopment Areas, Zone Districts, Bulk Requirements, or Development Standards, as they relate to the Land Use regulations of the City of Elizabeth, which were discussed at the July 10, 2008 meeting.

ADJOURNMENTS-The following were adjourned by the Board to October 2, 2008, a regular meeting: