



CITY OF PLAINFIELD
PLANNING DIVISION
515 WATCHUNG AVENUE, ROOM 202
PLAINFIELD, NJ 07060



ADRIAN O. MAPP
MAYOR

RON SCOTT BEY, CHAIRMAN
PLANNING BOARD

HORACE BALDWIN, VICE CHAIRMAN
PLANNING BOARD

**PLANNING BOARD
REORGANIZATION
MEETING AGENDA**

DATE: THURSDAY, JANUARY 20, 2020

TIME: 7:00 P.M.

**LOCATION: PLAINFIELD CITY HALL LIBRARY
515 WATCHUNG AVENUE**

I. CALL TO ORDER

**NOTE: Cellular phones are to be turned off during the Board meeting, unless otherwise stated.
(Subject to change by the Board Chairman)**

II. OPEN PUBLIC MEETING STATEMENT

The Plainfield Planning Board Meeting currently scheduled for 7:00 p.m. on January, 20 2022 has been relocated from the City Hall Library, 515 Watchung Avenue, Plainfield, New Jersey to a virtual meeting format. The meeting will now be conducted utilizing virtual/remote telecommunications equipment in conformance with the directives of the State of New Jersey. The City of Plainfield is operating under a declaration of state and local emergency due to the ongoing COVID-19 pandemic; and it has been determined that the public's attendance at public meetings of the Plainfield Planning Board would pose a risk to the health, safety and welfare of the public.

Members of the public (No registration required) who wish to attend the meeting can choose one of the following options:

1. Computer/Mobile Device (by entering the link):

<https://zoom.us/j/96900711068?pwd=eFZFd3VEEdTk5MG45MnRWTIYyRytSUT09>

Webinar ID: 969 0071 1068

Password: pl2020

If logging in to Zoom via Computer or Mobile Device for the first time, please allow a few extra minutes to install the program (if using a computer) or application (if using a mobile device).

2. Telephone (for a higher quality, dial a number based upon your current location):

US: +1 312 626 6799; or +1 646 558 8656; or +1 301 715 8592; or +1 346 248 7799;
or +1 669 900 9128; or +1 253 215 8782

Webinar ID: 969 0071 1068

Password: 436143

Individuals accessing the meeting by telephone will be capable of making a public comment at the appropriate times during the meeting by dialing *9 on their telephone and waiting for the host to unmute them.

Please contact the Planning Board Secretary at least two (2) days in advance of the meeting if you need assistance (No registration required) in order to access the virtual meeting.

III. ROLL CALL

IV. REORGANIZATION

- a. Nomination/Selection of a Board Chairperson for 2022.
- b. Nomination/Selection of a Board Vice-Chairperson for 2022.

Executive Session to Review Responses to Requests for Qualifications for Board Professionals.

- a. Appointment of a Board Attorney.
- b. Appointment of a Board Engineer.
- c. Appointment of a Board Planner.
- d. Appointment of a Board Secretary.
- e. Designation of Official Newspapers for Meeting Notices.
- f. Adoption of the Calendar of Meetings for the Board.
- g. Adoption of the Procedures, Forms and By-Laws of the Board.

V. PUBLIC COMMENTS ON NON-AGENDA ITEMS – Limited to 2 minutes maximum per comment.
(Subject to change by the Board Chairman)

VI. MINUTES –

VII. RESOLUTION MEMORIALIZATION(S)

VIII. DEVELOPMENT APPLICATION(S)

1.

Application No.	Applicant	Property Address	Block	Lot(s)	Zone
PB 2021-47	Communipaw Associates	107-109 West 5 th St.	705	10	TODD South Redevelopment Plan (CBD Subdistrict)

- The Applicant, Communipaw Associates, LLC, is seeking preliminary and final site plan approval, zoning variances, and design standard waivers to construct a five-story multi-family building which will provide seventy one (71) residential units on the currently

vacant subject property, listed as Block 705 Lot 10 in the Plainfield Tax Maps. The first floor will include a lobby entrance off of West 6th Street, a reception area, lounge, package room, coffee bar, and fitness area. The second floor will include a 4,277 square foot open courtyard. A parking garage is also to be built on the ground floor and will provide 57 parking spaces.

IX. REDEVELOPMENT STUDY(S)

1. 1030-1108 Plainfield Avenue **Redevelopment Study**
2. 1030-1108 Plainfield Avenue **Redevelopment Plan**

X. REDEVELOPMENT PLAN(S)

XI. CAPITAL IMPROVEMENT PROGRAM

XII. OLD BUSINESS

XIII. NEW BUSINESS

XIV. ADJOURNMENT

NOTE 1: All documents are available for inspection at City Hall, Division of Planning, Second Floor-Room 202, 515 Watchung Avenue between 9:30 a.m. to 4:30 p.m.

Planning Board Reorg. Meeting agenda.1-21-2021