

DATE: Wednesday, September 14, 2022

TIME: 6:00 P. M. (Pre-Meeting) Council Caucus Room
6:30 P. M. (Regular Meeting) Council Chambers

PLACE: City Hall, 640 E. Wood Street, Vineland, NJ 08360

AGENDA
PLANNING BOARD

PRE-MEETING CONFERENCE (6:00 P.M.)

- Roll call, read Open Public Meetings statement, discuss agenda items.

REGULAR MONTHLY MEETING (6:30 P.M.)

- Approve minutes from August 10, 2022 board meeting.
- Approve resolutions from August 10, 2022 board meeting.

DEVELOPEMT PLANS

1. YSC Property Management (a.k.a. Eagle Pallet) – located on the northerly side of Garden Road between Mill Road and N.J.S.H. Route 55, Block 602, Lot 10, Tax Map Sheet #6, Project No. PBA-22-00019. Preliminary/final major site plan approval to convert an existing single family home to an office and construct a 5,000 square foot building along with associated site plan improvements.
2. Prime Construction & Development Minor Subdivision –located on the easterly side of Quigley Avenue between Almond Road and West Park Avenue, Block 2706 Lot 7, Tax Map Sheet #27, Project No. PBA-22-00029. Minor subdivision approval to create one (1) new lot with one (1) remainder lot.

PUBLIC HEARING

3. LTD Minor Subdivision – located on the westerly side of Main Road between Magnolia Road and Elmer Road, Block 5804, Lot 38, Tax Map Sheet #58, Project No. PBA-22-00028. Minor subdivision approval to create one (1) new lot with one (1) remainder lot.
4. Taco Bell – W. Landis Avenue – located on the northerly side of West Landis Avenue between Orchard Road and Delsea Drive, Block 2707, Lot 4, Tax Map Sheet #27, Project No. PBA-22-00030. Preliminary/final major site plan approval to demolish the existing bank and construct a 2,722 square foot fast-food restaurant (Taco Bell) with a double drive-thru and associated site plan improvements.
5. Jersey Top Quality Construction – located on the southerly side of Ascher Road between Panther Road and Cornucopia Avenue, Block 7303, Lot 2, Tax Map Sheet #73, Project No. PBA-22-00031. Minor subdivision approval to create four (4) new lots with one (1) remainder lot.
6. Gerresheimer Glass- located on the easterly side of Crystal Avenue between Cambridge Place and E. Oxford Street, Block 2326, Lot 1.3, Tax Map Sheet #23, Project No. PBA-22-00033. Minor subdivision approval to create one (1) new lot with one (1) remainder lot.

7. Garden State Truck Stop – located on the northerly side of Garden Road between Mill Road and New Jersey State Highway Route No. 55, Block 602, Lots 8 & 9, Tax Map Sheet #3, Project No. 21-00055. Preliminary/final major site plan approval to construct seventy-six (76) parking spaces for tractor-trailer trucks, a 1,000 square foot storage shed with restroom facilities, and associated site improvements to an existing truck wash, gas station, and convenience center.

SPECIAL BUSINESS

8. Redevelopment Plan Amendment- 716 E. Plum Street, Block 3013, Lot 17.
9. Oak Road Redevelopment Study Area- Public notice map.

PUBLIC COMMENT