

WEST WINDSOR TOWNSHIP PLANNING BOARD  
REGULAR MEETING

DATE: October 24, 2018

TIME: 7:00 p.m.

LOCATION: West Windsor Municipal Building – Room A

AGENDA

1. STATEMENT OF ADEQUATE NOTICE

2. ROLL CALL OF MEMBERS

3. CHAIRMAN'S COMMENTS  
AND CORRESPONDENCE:

☒ Public Comments - Non-agenda items (Limit 15 minutes)

4. \*ORDINANCE REVIEW:

**Ordinance 2018-26 (Performance guarantees & Inspection fees)  
(On referral from Township Council)**

5. \*APPLICATIONS:

**a) PB18-08 SW**

**DDR Nassau Pavilion**

Sign Waivers

Nassau Park Boulevard & US Rt. 1

Block 7, Lot 78.01

Property Zoned: B-3 District

MLUL: N/A

Applicant proposes new signage for three new retail tenants at the former Kohl's location at 200 Nassau Park Boulevard, Princeton, in the Nassau Park/Pavilion Shopping Center ("Center"), near US Route 1 and Province line Road, and a fourth tenant identification sign for the Center. The former Kohl's will be occupied by Home Sense, TJ Maxx, and Burlington Coat Factory. Waivers from the land use ordinance for sign height, letter height, and sign quantity for TJ Maxx and Burlington Coat Factory, sign quantity for the Center, and an interpretation regarding the Home Sense signage are requested with this application.

**b) PB18-06**

**Ellsworth Realty Association**

Concept Review

15-19 Cranbury Road

Block 5, Lots 20, 62, 76

Property Zoned: RP-7 District

MLUL: N/A

Conceptual review application for preliminary/final site plan for a 4.79 parcel known as the "Ellsworth Center" 15, 19, 23 and 25 Cranbury Road and 33 Princeton Hightstown Road, known and designated as Block 5, Lots 20, 20.01, 20.02, 20.03, 20.04, 62 and 76 situated in the Residential RP-7 ("RP-7") Zoning District. Subject of a prior preliminary/final major site plan approval, etc. and is now proposing two additional buildings with ten additional apartments above the proposed new retail space (for a total of 30 apartments), and provide parking where the basin was previously approved with underground storm water storage.

6. **CLOSED SESSION** [IF NEEDED]

7. **ADJOURNMENT** [Targeted for 10:00 p.m.]

Gene R. O'Brien, PE (ret.) Chair  
Michael Karp, Vice Chair

(\*Indicates formal action may be taken).