

**LAND DEVELOPMENT COMMITTEE  
APRIL 8, 2009**

Present: \_\_\_ Thomas M. Ryan, Chairman, Mercer County Planning Board  
 \_\_\_ Bill Agress, Vice-Chairman, Mercer County Planning Board  
 \_\_\_ Donna Lewis, Planning Director, Mercer County Planning Division  
 \_\_\_ Greg Sandusky, Mercer County Engineer

<u>Type of Development</u>	<u>Name of Development</u>	<u>Municipality/Street/Block/Lot</u>
1. Site Plan & Major Subdivision MC # 09 – 801	<b>Daveco Industrial, LLC</b>	East Windsor Township Westfield Road Block 53.04, Lot 13.01

**Approved with conditions:** Proposed construction of 8 residential duplex structures containing 16 town homes, 3 of which will be affordable income units.

2. Site Plan MC # 09 – 301	<b>Rider University Westminster Campus Parking</b>	Princeton Borough Hamilton Ave. & Walnut Lane Block 31.01, Lot 105
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**Approved:** Construction of 107 new parking spaces and removal of 14 existing spaces for a net increase of 94 additional parking spaces.

3. Minor Subdivision MC # 09 – 500	<b>The Apple Hill Condominium Association, Inc. (Hamill Family LP)</b>	Lawrence Township 45 Carter Road Block 6501, Lots 121 & 122
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**Approved with conditions:** Subdivision of 3 existing lots to create 2 new lots for the distribution of portions of the property to heirs of the Estate. The subdivision will also permit the termination of the Condominium Association.

4. Amended Subdivision MC # 09 – 402	<b>Princeton South Corporate</b>	Ewing Township Charles Ewing Blvd. & Lower Ferry Rd Block 225.01, Lots 1.03 & 1.06 Block 225.04, Lots 1.01, 1.02 & 1.05 Block 225.05, Lot 1.04
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**Approved:** Subdivision of existing Block 225.01, Lot 1.03 into 2 separate lots. New lot 1.03 being 20.552 (ac) with FMC buildings on it and new lot 1.06 being 5.756 (ac) currently undeveloped.

5. Site Plan MC # 09 – 605	<b>Wal-Mart Expansion</b>	Hamilton Township 700 Marketplace Blvd. Block 2613, Lot 1.09
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**Approved:** Expansion of existing WalMart store within “The Hamilton Marketplace” with a net increase of 5,669 (sf). This will be accomplished by eliminating a portion of the Outdoor Garden Center and the entire Tire and Lube Express Center. When completed, the facility will be 162,632 (sf).

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6. Site Plan MC # 09 – 606	<b>S. T. Peterson Co., Inc.</b>	Hamilton Township One AAA Drive Block 2597, Lot 14
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**Approved:** Construction of a 22,500 (sf) office building addition with 51 associated parking spaces

7. Minor Subdivision MC # 09 – 403	<b>Schoen, Joseph J.</b>	Ewing Township 618 Bear Tavern Road Block 373, Lots 11 & 25
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**Approved:** Subdivision of 2 existing lots by a lot line adjustment.

8. Site Plan MC # 09 – 607	<b>Hamilton Kingdom Hall of Jehovah’s Witnesses</b>	Hamilton Township 2999 Klockner Road Block 2169, Lot 10
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**Approved:** Demolition of an existing Meeting Hall and the construction of a replacement facility of 7,580 (sf) with an attached visiting minister’s residence apartment. A small detention basin will be built to control runoff from new impervious coverage.

9. Site Plan MC # 09 – 900	<b>Robbinsville Business Center</b>	Robbinsville Township 110 North Gold Drive Block 29, Lots 1.06, 1.07 & 1.08
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**Approved with conditions:** Construction of a 60,383 (sf) warehouse / light manufacturing / office use on a 7.796 (ac) site.

\* The Land Development Committee reserves the right to remove an application from this agenda if the applicant fails to provide the missing items at or before this meeting that are necessary to make the subject application complete.