

**CITY OF NEW BRUNSWICK  
PLANNING BOARD  
FEBRUARY 11<sup>TH</sup> 2019  
MINUTES**

**MEETING LOCATION:**  
CITY COUNCIL CHAMBERS  
CITY HALL, TOP FLOOR  
78 BAYARD STREET  
**7:30 p.m.**

**I. ROLL CALL**

	Jeff Crum (Chairperson)
	David Fitzhenry VC
	John Petrolino
X	Robert Cartica
X	Manuel Castaneda
	Clary Barber (Class I)
X	Chris Stellatella (Class II)
X	Suzanne Sicora-Ludwig (Class III)
X	Dale Vickers (Alternate #1)
X	Yelitssa Checo (Alternate #2)

**II. PUBLIC ANNOUNCEMENT (OPEN PUBLIC MEETING ACT)**

**III. SALUTE TO THE FLAG**

**IV. MINUTES OF THE BOARDS January 14<sup>th</sup> 2019 MEETING**

Motion to Carry for Amendments: Castaneda  
Second: Sicora-Ludwig  
Approved by unanimous voice vote

**V. COMMUNICATIONS AND REPORTS**  
**Resolutions of Memorialization**

- A. 750 JERSEY AVE, LLC, PB-2018-06**, Site plan and variance application for the construction and operation of warehouse facility to be located at 750 Jersey Avenue, Block(s): 598, Lot(s): 3.04, Zoning: I-2

Motion to Approve: Sicora-Ludwig  
 Second: Cartica

	YES	NO
Jeff Crum		
David Fitzhenry		
John Petrolino		
Robert Cartica	X	
Manuel Castaneda	X	
Clary Barber (Class I)		
Chris Stellatella (Class II)		
Suzanne Sicora-Ludwig (Class III)	X	
Dale Vickers (Alternate #1)	X	
Yelitssa Checo (Alternate #2)	X	

- B. 520 JERSEY AVENUE, PB-2018-07**, Site plan and variance application for the construction and operation of warehouse facility to be located at 520 Jersey Avenue, Block(s): 242, Lot(s): 16.02, Zoning: I-2

Motion to Approve: Sicora-Ludwig  
 Second: Vickers

	YES	NO
Jeff Crum		
David Fitzhenry		
John Petrolino		
Robert Cartica	X	
Manuel Castaneda	X	
Clary Barber (Class I)		

Chris Stelatella (Class II)		
Suzanne Sicora-Ludwig (Class III)	X	
Dale Vickers (Alternate #1)	X	
Yelitssa Checo (Alternate #2)	X	

**C. 938 SOMERSET STREET, PB-2018-08, Site plan and variance application for the construction of a 2-story Mixed Use building to be located at 938 Somerset Street, Block(s): 554, Lot(s): 6.01, 9, 10, Zoning: C-2B**

Motion to Approve: Sicora-Ludwig

Second: Cartica

	YES	NO
Jeff Crum		
David Fitzhenry		
John Petrolino		
Robert Cartica	X	
Manuel Castaneda	X	
Clary Barber (Class I)		
Chris Stelatella (Class II)	X	
Suzanne Sicora-Ludwig (Class III)	X	
Dale Vickers (Alternate #1)	X	
Yelitssa Checo (Alternate #2)	X	

**VI. NEW BUSINESS**

**A. AMENDMENT OF THE SCATTERED SITES REDEVELOPMENT PLAN,**

Planning Board review of the proposed amendment to the redevelopment plan pursuant to the Local Redevelopment and Housing Law (NJSA40A:12A-1 et seq)

Todd Bletcher:

There was amendment to the Scattered Sites Redevelopment Plan that was drafted by former Planning Director Glenn Patterson. He produced a memo and presented on the amendment.

The City of New Brunswick keeps a list of abandoned properties through its abandoned properties ordinance. Originally, the list was composed of 10

properties, but 4 appealed their status. Of the 4, 3 lost their appeal and this amendment is to reinstate them onto the Scattered Sites Redevelopment Plan.

Motion to Approve: Sicora-Ludwig

Second: Stellatella

	YES	NO
Jeff Crum		
David Fitzhenry		
John Petrolino		
Robert Cartica	X	
Manuel Castaneda	X	
Clary Barber (Class I)		
Chris Stellatella (Class II)		
Suzanne Sicora-Ludwig (Class III)	X	
Dale Vickers (Alternate #1)	X	
Yelitssa Checo (Alternate #2)	X	

**VII. OTHER MATTERS OF INTEREST TO THE PUBLIC**

None

**VIII. ADJOURNMENT**