

# LAND DEVELOPMENT COMMITTEE

## JANUARY 8, 2020

Present: X Michael E. Shine, Chairman, Mercer County Planning Board  
X Bill Agress, Vice Chairman, Mercer County Planning Board  
X Leslie R. Floyd, Planning Director, Mercer County Planning  
 Division  
X George Fallat, Mercer County Engineer

<u>Type of Development</u>	<u>Name of Development</u>	<u>Municipality/Street/Block/Lot</u>
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1. Site Plan MC #20 - 100	East State Street Development	City of Trenton East State Street & East Hanover Street Block 605, Lots 8-14 & 19&24 Block 607, Lots 1 & 10-15 Block 504, Lots 1 & 2
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**Approved:** Site Plan approval requested to construct two (2) new high-rise buildings, two (2) new low-rise buildings and two (2) renovate buildings. In total, the applicant is proposing to construct 659 new residential units; 25,850 (sf) of retail space; 3,483 (sf) of office space and 646 parking spaces located in two new parking garages.

2. Subdivision MC #20 - 101	East State Street Development	City of Trenton East State Street & Block 605, Lots 8-14 & 19&24 Block 607, Lots 1 & 10-15 Block 504, Lots 1 & 2
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**Approved:** Subdivision approval requested to consolidate existing lots and to create six new lots for site plan development stated in MC application #20-100.

3. Site Plan MC #20 – 600	Hamilton Quakerbridge, LLC (Wawa Convenience Store)	Hamilton Township 3161 Quakerbridge Road Block 1614, Lot 1
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**Approved with conditions:** Raze the existing 4,626 (sf) liquor store and construct a new 5,585 Wawa Convenience Store with associated fuel sales, eight fueling pumps (sixteen fueling positions).

4. Site Plan MC #20 – 400	Ewing Properties, LLC (Nash Patel) (Dunkin Donuts Restaurant)	Ewing Township 576 Grand Avenue & West Upper Ferry Road Block 382, Lots 7 & 22
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**Approved with conditions:** Removal of the existing Dunkin' Donuts Restaurant and Convenience Store totaling 3,950 (sf) for the construction of a new 1, 876 (sf) Dunkin' Donuts Restaurant with drive-thru.

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5. Minor Subdivision MC #20 – 300	142 – 152 Winant Road	Princeton Winant Road Block 9301, Lots 24 & 25
<b><u>Approved:</u></b> Lot line adjustment.		

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.