

# LAND DEVELOPMENT COMMITTEE

## February 14, 2018

- Present: + Michael E. Shine, Chairman, Mercer County Planning Board  
+ Bill Agress, Vice Chairman, Mercer County Planning Board  
+ Leslie Fritzing for (Leslie R. Floyd, 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 MC #18-702	Maurice Hawk Elementary School Expansion (Phase I)	West Windsor Township 305 Clarksville Rd. (CR #638) Block 11, Lot 11

**Approved with conditions:** Construction of an expansion to the school's building footprint by 29,283 (sf) and the redesigned of the entire parking lot. The bus traffic will be separated from the student pick up/drop off traffic while increasing the overall parking capacity. New parking will accommodate 19 +/- full size busses, 6 small buses, 159 parking spaces for staff and visitors. An underground Stormwater basin is to be constructed beneath the new parking facilities.

2. Subdivision MC #18-703	Bruestle Court	West Windsor Township Bear Brook Road Block 9, Lots 55 & 56
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**Approved with conditions:** Subdivision of an existing 9 (ac) lot into twelve (12) new lots, ten (10) of which will be for residential use; three (3) lots for townhouse units and seven (7) lots for single family housing. The remaining lots totaling 6.571 (ac) will be dedicated as open space.

3. Site Plan (Amendment) MC #17-508	2999 Princeton Pike Amendment	Lawrence Township Princeton Pike (CR #583) Block 3014, Lot 153
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**Approved:** This project received Mercer County approval in 2013 (MC #13-508), the applicant is now proposing to expand the rear parking lot into an existing detention basin to increase the overall parking by 15 spaces for a total of 94 spaces.

4. Site Plan MC #18-900	Robbinsville Meadowbrook, LLC	Robbinsville Township 1216 & 1220 Route 130 Block 8, Lots 15.07 & 17
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**Approved with conditions:** The existing site will be cleared, including the demolition of the existing two-story commercial building and the multiple above and below ground swimming pool displays for the construction of a new convenience store = 5,585 (sf) with fuel sales including a twelve (12) fueling position fueling canopy and a retail building = 8,000 (sf). The site will also include 95 parking spaces.

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.