

CHESTERFIELD TOWNSHIP PLANNING BOARD  
MEETING  
SEPTEMBER 20, 2022  
7:00 PM

**IN PERSON ATTENDANCE IS PERMITTED AND RECOMMENDED**

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1. CALL TO ORDER
2. PLEDGE OF ALLEGIANCE
3. OPEN PUBLIC MEETINGS ACT STATEMENT
4. ROLL CALL
5. AGENDA MATTER(S) REQUIRING RECUSAL(S)
6. MINUTES – August 16, 2022 Regular Meeting

7. RESOLUTIONS

2022-07                    RESOLUTION OF THE PLANNING BOARD OF THE TOWNSHIP OF CHESTERFIELD GRANTING EXTENSION TO MAJOR SUBDIVISION APPROVAL WITH VARIANCES TO 118BC, LLC. BLOCK 107.04, LOT 8.02 (118 BORDENTOWN-CROSSWICKS ROAD)

8. HPC APPLICATIONS FOR ACTION

- David Freeman & Amanda Moley – 22 Chesterfield Crosswicks Rd. Block 202, Lot 57 - Install 6' Fence
- Joanne Elliot – 30 Church Street, Block 106, Lot 16.0 – New Construction

9. APPLICATIONS FOR ACTION

- Fellowship CrossPoint Church- 187 Crosswicks-Chesterfield Rd., Block 502, Lot 17. Preliminary & Final Site Plan with Waivers
- David & Colleen Gallina – 570 Chesterfield-Arneytown Rd., Block 1002 Lot 3. Bulk Variance

10. CORRESPONDENCE

- Memo from the Environmental Commission regarding replacement of trees and shrubs

11. REFERRAL

- Referral of Ordinance 2022-15  
Redevelopment Plan – Old York Country Club  
(Letter of Christopher Dochney, PP)

12. PUBLIC HEARING

- Determining Whether Properties Qualify as Areas in Need of Redevelopment in accord with the New Jersey Local Redevelopment and Housing Law (Report by Leah Furey Bruder, PP)
- Study Area Map One (Block 103, Lot 22, Block 104, Lot 2, 3, 4 & 5, and Block 105, Lots 1 & 2.01)
- Study Area Map Two (Block 300, Lot 12, and Block 301, Lot 10)
- Study Area Map Three (Block 600, Lots 15, 16.02 and a portion of 14.03)

13. INVITATION FOR PUBLIC TO SPEAK

#### 14. ADJOURNMENT

You may join virtually by using one of the following methods if unable to attend in person:

Join by computer, tablet or smartphone: <https://global.gotomeeting.com/join/848159877>

Join by phone: 1 (786) 535-3211 United States Toll      Access Code: 848-159-877