

TOWN OF DOVER PLANNING BOARD

- Rafael Rivera –Chairman
- Scott Miller – Vice Chairman
- William Isselin
- Eric German
- Erica Ulloa
- David Garland
-

COUNTY OF MORRIS
Mailing Address
37 North Sussex Street
Dover, NJ 07801
Office Location
100 Princeton Avenue
Water Works Park

- Carolyn Blackman - Mayor
- Evelyn Santiago - Mayor's Rep.
- AB Santana - Alderman
- Edward Correa - Alternate I
- Claudia Rodriguez- Alternate II
- Glenn C. Kienz - Board Attorney
- Stephen Hoyt - Town Engineer
- Tamara E. Bross - Clerk/Secretary

Telephone: 973-366-2200 (Ext. 2141)
Secretary email: tbross@dover.nj.us

AGENDA

JULY 26, 2023 @ 7:30

CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE TO THE FLAG

ADEQUATE NOTICE OF MEETING

MINUTES – 6/28/23

RESOLUTIONS – none

APPLICATIONS -

P23-09 Green Bros Realty, LLC, Block 2304 Lots 5.01 & 6; also known as **315-317 Route 46**; located in the C-2 (commercial) zone. **Conditional Use** (ord 25-2021) **and Preliminary & Final Major Site Plan** The Applicant seeks site plan approval for a retail cannabis dispensary on lot 6 (previous use-retail car audio sales and service), with associated site improvements on lot 5.01. A new dumpster enclosure and restriping of the parking lot is proposed. Cannabis Use for this location was approved by Mayor and Board - resolution 104-2023 dated March 21, 2023. **Continued from 6/28/23 with landscaping, lighting and soil erosion plans submitted 7/13/2023 as requested by the Board**

P21-06 – Towpath Realty, LLC; Block 1205 Lots 1,2,10,11,12 & 13 and Block 1206 Lot 16 also known as **63 & 65 W Blackwell St., 58 & 70 Bassett Hwy**; located in the Bassett Hwy Redevelopment Plan. **Preliminary & Final Major Site Plan & "C" Variance and Preliminary & Final Subdivision (1206 /16)**. Demolition of existing retail buildings and construction of a nine (9) story multifamily building containing 95 units and the construction of seven (7) town homes- proposed to be individually owned. C variance - 10' set back required and 8' proposed in front of townhouses. **APPROVED 6/23/2021 requesting 2 year extension of approvals**

OLD BUSINESS – None

NEW BUSINESS – None

BOARD MEMBER DISCUSSION –

PUBLIC DISCUSSION – Two minute time limit to discuss anything other than agenda items

ADJOURNMENT

The next scheduled Planning Board meeting is August 23, 2023 @ 7:30pm.