



You couldn't pick a better place.

PLANNING BOARD
Monday, November 4, 2024
AGENDA

CAUCUS – 7:00 P.M.
MEETING COMMENCEMENT – 7:30 P.M.

PLEDGE OF ALLEGIANCE

STATEMENT OF COMPLIANCE WITH THE SUNSHINE LAW

In accordance with the Open Public Meetings Act, N.J.S.A. 10:4-6, et seq., notice of this remote meeting was posted on the Township bulletin board designed for that purpose, mailed to the official newspapers as provided by Township Ordinance, filed with the Municipal Clerk, and posted on Department of Community Development's webpage (<https://www.chnj.gov/113/Planning-Board>) at least 48 hours prior to this meeting giving the time, date, location, and log-in/call-in information for this remote meeting, as well as the Board Secretary's contact information to assist anyone lacking the resources or ability to access this remote meeting.

ROLL CALL

- Roll Call of Planning Board Members, Professionals , and Staff
- Swearing in of Professionals

BOARD POLICY

- It is Board Policy that no application will be opened after 10:30 P.M.
- No new testimony will be taken after 11:00 P.M., except at the discretion of the Board.
- Please TURN OFF or SILENCE all electronic devices that are not being used in conjunction with the virtual meeting.

ADMINISTRATIVE ITEMS

Approval of Meeting Minutes from October 21, 2024

AGENDA ITEMS

Cherry Hill Township Zoning Ordinance Amendments

Consideration of Recommendations to Council for revisions to **Article V – Performance & Design Standards**, specifically amending the Cherry Hill Township Zoning Ordinance Section 516 (Stormwater Management) and Section 202 (Definitions), and other relevant provisions, consistent with the New Jersey Department of Environmental Protection's updated Stormwater Management rules (N.J.A.C. 7:8) adopted on July 17, 2023.

24-P-0016

Block(s) 285.02 Lot(s) 6
Zone: Shopping Center Business (B3)

Kooma V, LLC

2000 Route 38
Cherry Hill, NJ

Relief Requested: Site Plan Waiver with Bulk (C) Sign Variances to install two (2) additional façade signs on the existing restaurant and to construct a patio for outdoor dining.

CARRIED TO THE NOVEMBER 18, 2024 PLANNING BOARD MEETING

24-P-0030

Block(s) 10901 Lot(s) 15
Zone: Residential (R3)

FORG 2, LLC

119 Wisteria Avenue
Cherry Hill, NJ

Relief Requested: Minor Subdivision with a Bulk (C) Variance to subdivide one (1) residential "through" lot into two (2) residential lots. The existing lot, fronting Wisteria Avenue, has an approved zoning permit to construct a single-family dwelling while the subdivided portion, to front Merchant Avenue, is proposed to be developed into a single-family residence.

RESOLUTIONS

24-P-0026

Block(s) 528.01 Lot(s) 33
Zone: Highway Business (B2)

TD Bank, N.A.

101 Springdale Road
Cherry Hill, NJ

Relief Requested: Site Plan Waiver with Bulk (C) Sign Variances to update the existing signage for TD Bank by way of adding one (1) new façade identification sign which does not have street frontage.

24-P-0020

Block(s) 288.01 Lot(s) 3
Zone: Highway Business (B2)

Cherry Hill Nissan, Inc.

2325 Route 38
Cherry Hill, NJ

Relief Requested: Site Plan Waiver with Bulk (C) Sign Variances to make updates/modifications to a previously approved freestanding and façade sign package from 2004.

Cherry Hill Township Zoning Ordinance Amendments

Resolution for Recommendations to Council for revisions to **Article V – Performance & Design Standards**, specifically amending the Cherry Hill Township Zoning Ordinance Section 516 (Stormwater Management) and Section 202 (Definitions), and other relevant provisions, consistent with the New Jersey Department of Environmental Protection's updated Stormwater Management rules (N.J.A.C. 7:8) adopted on July 17, 2023.

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