



# TOWNSHIP OF WEST ORANGE

66 MAIN STREET, WEST ORANGE, N.J. 07052

## Department of Planning and Development

**ROBERT D. PARISI**

*Mayor*

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**SEAN MCCAULEY**

*Acting Planning Board Secretary*

Dr. Robert Bagoff, *Chairman*  
William B. Wilkes II, *Vice-chairman*

Jerry Guarino  
Lee D. Klein, PE PTOE  
Everett M. Johnson, Esq.  
Councilwoman Susan McCartney  
John McNair  
Peter F. Smeraldo, Jr.  
Andrew Trenk (*Mayor's Designee*)

Kenneth D. McPherson III, Esq., *Board Attorney*  
Paul Grygiel, AICP, PP, *Township Planner*  
John J. Hess, PE, PP, *Consulting Engineer*  
Leonard Lepore, PE, *Township Engineer*

**AGENDA**  
**TOWNSHIP OF WEST ORANGE**  
**PLANNING BOARD MEETING**  
**May 5, 2021**  
**7:30 P.M.**

West Orange Planning Board Meeting 5/05/2021 @ 7:30pm

Please click the link below (or copy and paste into your browser) to join the meeting and enter password when prompted:

<https://us02web.zoom.us/j/88368569884?pwd=bGtiemErVmxVZWRvcGpCdllwTXBWQT09>

Or Telephone: Dial: US: 1-646-558-8656 Webinar ID: 883 6856 9884 Password: 196291

From a computer/phone app: Click the link below to join the meeting. From a phone line: Use the phone number below (when prompted enter Webinar ID then #, then # again)

*(Draft agenda is subject to change. For questions, please call 973-325-4110.)*

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**A. STATEMENT OF COMPLIANCE**

Notice of this meeting was given to the Township Clerk and posted on the Township bulletin board and Township website calendar, and sent to the West Orange Chronicle and the Star Ledger. This meeting has been properly noticed to the public in accordance with the Open Public Meetings Act. No new matters will start after 10:30 P.M.

**B. PLEDGE OF ALLEGIANCE**

**C. ANNOUNCEMENTS**

- The next Planning Board regular meeting will be held **Wednesday June 2, 2021 at 7:30 P.M.**

**D. ROLL CALL**

**E. STEVENS INSTITUTE OF TECHNOLOGY ENVIRONMENTAL ENGINEERING DEPARTMENT PRESENTATION**

**F. RESOLUTIONS**

- -PB-19-09- 732 Eagle Rock Ave LLC (Modification of Condition of Approval)
- -PB-20-03- The Alpert Group LLC- (Variance and Preliminary and Final Major Site Plan Approval with Conditions)
- -PB-21-03-Green Essex Partners Urban Renewal LLC-(Preliminary and final major site plan approval with Conditions)

**G. DISCUSSION TO AMEND TO RULES & REGULATIONS**

[Pro Forma Site Plan- Conditions of Approval](#)

**H. APPLICATIONS**

**PB -21-04/ Tompkins Street Apartments Urban Renewal LLC**

**Block: 6; Lot 36.01; Zone R-M**

**20 Tompkins Street**

**Seeking a C1 and C2 Variance**

[Bound Topographical Survey](#)

[Architectural Drawings](#)

[Site Plans](#)

[Application Package](#)

[Sustainability Checklist](#)

[Rendering](#)

[Sustainability Notes](#)

[Site Plan Drawings](#)

[Site Plans Original](#)

[Rendering 12/16/2020](#)

[Urban Renewal SPRAB Report](#)

[Justification of Variances](#)

[Charles M. Heydt Professional Planner Report](#)

[Planning Director Memo](#)

[Variances Review #1](#)

**I. GENERAL DISCUSSION**

**J. PUBLIC COMMENT**

**K. ADJOURNMENT**

**\*\*THE NEXT REGULAR PLANNING BOARD MEETING WILL BE WEDNESDAY June 2, 2021  
AT 7:30 P.M. \*\***