



# TOWNSHIP OF HOPEWELL

## MERCER COUNTY

### PLANNING BOARD

201 Washington Crossing Pennington Road  
Titusville, New Jersey 08560-1410  
Phone: 609.737.0605 Ext: 6550  
[www.hopewelltp.org](http://www.hopewelltp.org)

## NOTICE OF MODIFIED PROCEDURES AND REGULAR MEETING

### Hopewell Township Planning Board January 28, 2021 - 6:00 PM

**PLEASE TAKE NOTICE** that in accordance with the Open Public Meetings Act, Chapter 231, P.L. 1975, and in consideration of Executive Order No. 103 issued by Governor Murphy on March 9, 2020, declaring a "State of Emergency and Public Health Emergency in the State of New Jersey," the Township of Hopewell does hereby notify the public that to protect the health, safety and welfare of our citizens while ensuring the continued functioning of government, a regular meeting with modified procedures, of the Hopewell Township Planning Board has been scheduled for Thursday, January 28, 2021 at 6:00 PM and the meeting will be held electronically only.

Members of the public who wish to participate in the meeting by telephone may do so by calling 1-646-876-9923, followed by Meeting ID: 937 4109 6975, Passcode: 030387. Individuals calling into this number will be able to fully participate in the meeting and provide public comment.

Members of the public who wish to participate via the videoconferencing platform may Join Zoom Meeting by accessing the following link:

Join Zoom Meeting

<https://zoom.us/j/93741096975?pwd=SjNjOHhYUXJYcHlNc1BDcXc5WE9yQT09>

Meeting ID: 937 4109 6975

Passcode: 030387

One tap mobile

+13017158592,,93741096975#,,,,\*030387# US (Washington D.C)

+13126266799,,93741096975#,,,,\*030387# US (Chicago)

Dial by your location

+1 301 715 8592 US (Washington D.C)

+1 312 626 6799 US (Chicago)

+1 646 876 9923 US (New York)

+1 346 248 7799 US (Houston)

+1 408 638 0968 US (San Jose)

+1 669 900 6833 US (San Jose)

+1 253 215 8782 US (Tacoma)

Meeting ID: 937 4109 6975

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Find your local number: <https://zoom.us/u/aceCYnVyBK>



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### AGENDA TO THE EXTENT KNOWN HOPEWELL TOWNSHIP PLANNING BOARD MODIFIED PROCEDURES / REGULAR MEETING THURSDAY, JANUARY 28, 2021 6:00 P.M.

#### I. Statement of Compliance

Notice of revisions to the conduct of this meeting as an electronic meeting only was further posted on the Hopewell Township website and forwarded to the Official Newspapers on January 21, 2020. This meeting is being conducted through a Zoom videoconferencing application and is being recorded through the application.

The Board's adopted procedures for conducting Remote Meetings in accordance with N.J.A.C. 5:39-1 et seq., Emergency Remote Meeting Protocol for Local Public Bodies, is available through the Planning Board Page of the Hopewell Township Website at the following link:

<http://www.hopewelltp.org/291/Planning-Board>

#### II. Roll Call

#### III. Announcements

#### IV. Minutes for Approval

- A. June 25, 2020 Planning Board
- B. July 23, 2020 Planning Board

#### V. Memorialization of Resolutions

- A. National Contractors, Inc., Site Plan, Preliminary  
Block 91, Lot 14.02 - 1607 Reed Road

Extension of Time to Satisfy Conditions and Sign Plans

- B. National Contractors, Inc., Site Plan, Final  
Block 91, Lot 14.02 - 1607 Reed Road

VI. **Other Business**

Princeton Research Lands, Inc.  
Block 72, Lots 11 and 31 - Pennington Lawrenceville Road

Request for Extension of Time to Satisfy Conditions and Sign Plans

VII. **Application**

D&R Greenway Land Trust, Inc., Minor Subdivision, Variance C  
Block 22, Lot 6 - 151 Lambertville Hopewell Road  
**Complete / Action By: 3/3/2021**

**NOTE: Application materials can be found under the heading DOCUMENTS FOR ACTIVE APPLICATIONS at the following website address:**

<http://hopewelltpw.org/291/Planning-Board>

VIII. **Completeness Review**

A. US Home Corporation D/B/A Lennar, Major Subdivision, Preliminary/Final and Site Plan, Preliminary/Final - (Hopewell Parc)  
Block 93 Lot 5.01 (Scotch Road), Lot 5.02 (449 Scotch Road), Lot 6.02 (445 Scotch Road)

B. US Home at Hopewell Urban Renewal, LLC, Major Subdivision, Preliminary/Final and Site Plan, Preliminary/Final - (The Collection at Hopewell)  
Block 85, Lot 3 (12 Washington Crossing Pennington Road), Lot 9 (1646 Reed Road) and Block 86, Lots 32 & 33 (24 Diverty Road), Lots 34 & 130 (26 Diverty Road)

IX. **Correspondence**

X. **Public Comment Section – For Items Not on the Agenda**

XI. **Closed Session - Pending Litigation**

Hopewell Township Planning Board, et al, advs Simone Investment Group, LLC, et al,  
Docket No. MER-L-001182-20

XII. **Adjournment**