



BOROUGH OF WATCHUNG

LAND USE DEPARTMENT

PLANNING BOARD

TRACEE SCHAEFER, CHAIRWOMAN

15 Mountain Blvd., Watchung, NJ 07069

Phone: 908-756-0080 x238

March 4, 2023

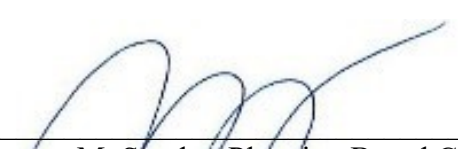
TO: Mayor and Borough Council

RE: Planning Board Review of 2022 Board of Adjustment Annual Report

On February 21, 2023, the Planning Board of the Borough of Watchung reviewed the 2022 Board of Adjustment Annual Report and hereby makes the following recommendations to the Governing Body:

1. In reference to the Board of Adjustment's recommendation #3 that shopping centers should be permitted to have outdoor sales as a conditional use, the Planning Board recommends consideration be given to change the use schedule to include parameters governing the time and manner of outdoor sales.
2. In reference to the Board of Adjustment's recommendation #4 that clarification is given to the zoning Ordinances which affect zones in other towns (i.e. Does a conditional use such as a drive thru have to be more than 500 ft. from any residential zone including surrounding municipalities or more than 500 ft. from any residential zone in Watchung?), the Planning Board recommends consideration be given to clarify the Ordinance.
3. In reference to the Board of Adjustment's recommendation #9 that changes should be made to the extension Ordinance to allow an Applicant to retroactively request and extension, the Planning Board recommends consideration be given to clarify the Ordinance to allow for extensions, if the request is accompanied by a site plan or subdivision with the caveat that the extension period should not be open ended.

At this meeting, the Planning Board directed the Planning Board Clerk to transmit to the governing body a copy of this report.


Theresa M. Snyder, Planning Board Clerk
BOROUGH OF WATCHUNG
COUNTY OF SOMERSET
STATE OF NEW JERSEY