



## APPROVED RESIDENTIAL DEVELOPMENT

(Updated 5/11/16)

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1. Washington Woods, LLC – Robbinsville-Edinburg Rd. (Bl. 9, Lts. 1, 25.01 & 55 – Amended Preliminary/Final Major Subdivision – Project proposes a residential subdivision of 50 single family lots – 219.72 – RR Cluster – Approved March 23, 2016
2. Raajipo, LLC. – Hankins Road (Block 14, Lot 25) – Use Variance and Preliminary/Final Major Subdivision – Proposal to allow a 115 age restricted single family development with associated recreational building and amenities – 108.66 acres (**under construction**)– RR Zone – Approved April 21, 2015
3. Washington Village, LLC – (Bl. 1, Lts. 66-70, 72-74 & 11.03-11.05, Bl. 1.03, Lts. 1-8, Bl. 1.04, Lts. 1-8, Bl. 1.04, Lts. 1-11, Bl. 1.06, Lt. 1 – Preliminary and Final Site Plan – Proposal to construct two four-story garden apartment buildings consisting of 32 apartment units in each building – 8.35 acres – Town South Redevelopment Zone – Approved February 18, 2015
4. Robbinsville Estates, LLC – 179 Voelbel Road (Bl. 17, Lt. 13) – Minor Subdivision – Proposal to create 3 residential building lots – 46.58 acres – RR Zone – Approved January 28, 2015
5. Wilhemina Cunha – South Main Street (Bl. 10, Lt. 31) – Minor Subdivision for the creation of three residential lots consisting of 1.196 acres, 0.940 acres, and 0.52 acres (**construction completed**) – H-2 Zone – Approved November 10, 2010.
6. Terra Nova Farms, LLC – 3 Potts Road (Bl. 37, Lt. 5) – Use Variance & Minor Subdivision to allow the continued use of landscape/nursery business (not a permitted principal use) on one of the two proposed lots (9.053 acres), and the existing residence to remain on the other proposed new lot – RR Zone – Approved August 10, 2009
7. Camillo Petito, Gerard Petito & Kathryn Petito – 32 Bresnahan Road (Bl. 22, Lt. 17) – Preliminary/Final Major Subdivision – 3 SF and one (1) lot to provide access from Bresnahan Road via a private road terminating in a cul-de-sac (**one house constructed**) – 8.07<sup>±</sup> – RR Zone – Approved November 12, 2008

8. Timothy M. Cunha – 80 S. Main Street (Bl. 10, Lt. 29) – Minor Subdivision – 3 Residential Lots (**under construction**) – 2.549 acres – H-2 Zone – Approved March 19, 2008
9. Frank & Rita Pintimalli – 42 Robbinsville-Edinburg Road (Bl. 8, Lts. 3 & 4) – Use Variance & Preliminary Major Subdivision (**construction completed**) – 9 SF Lots and 1 Mixed Lot for the existing Country Gardens Farm Market – Approved November 1, 2006. Final Major Subdivision Approval – 23.647 acres – R1.5 Zone – Approved May 25, 2010
10. Princeton Research Lands, Inc. – Line Road (Bl. 5, Lts. 33, 33.01 & 33.02) – Final Major Subdivision (**under construction**) – 19 SF – 21 acres – R1.5 – Approved May 27, 2006
11. J. Gervasoni – Potts Road (Bl. 37, Lts. 1, 3, 8 & 9) – Preliminary Major Subdivision (Cluster) – 17 SF – 74.361 acres – RR Zone – Approved January 18, 2006
12. Robert Giovanelli – 214 Windsor Road (Bl. 32, Lt. 11.01) – Minor Subdivision – 2 lots - 10.1677 acres – RR Zone – Approved Jan. 18, 2006
13. Princeton Research Lands, Inc. (Combs Farm) – Line Road (Bl. 5, Lt. 29.02) – Preliminary/Final Major Subdivision (**construction completed**) – 46 SF – 34.46 acres – R1.5 Zone – Approved August 15, 2001
14. James R. McCagg II – Gordon Road (Bl. 22, Lt. 34) – Preliminary/Final Major Subdivision (**construction completed**) – 4 SF – 14.8 acres – RR Zone – Approved August 21, 2002
15. Potts Road, LLC – Potts Road (Bl. 37, Lts. 6 & 7) – Preliminary/Final Major Subdivision – 3 SF – 10.16 acres – RR Zone – Approved August 27, 2003
16. Landview Estates, LLC – Meadowbrook Road (Bl. 9, Lt. 6) – Preliminary/Final Major Subdivision (**construction completed**) – 15 SF – 40± acres – RR Zone – Approved January 21, 2004
17. Cubberly Meadows, LLC – Hutchinson Road (Bl. 3, Lts. 11 & 11.01) – Preliminary and Final Major Subdivision (**under construction**) – 110 SF – 155 acres – R1.5 Zone – Approved June 15, 2005
18. CJS Investments – Allens Road (Bl. 47, Lts. 4, 8 & 23.02) – Final Major Subdivision (**construction completed**) – 25 SF – 91.41 acres – RR Zone – Approved March 15, 2006

19. Amleed, Inc. – “Bear Creek Estates” – Hankins Road (Bl. 15, Lt. 7) – Preliminary Major Subdivision (Cluster) – 16 SF – 43.32 acres – RR Zone – Approved November 15, 2005. Final Major Subdivision Approval (**under construction**) – Approved Oct. 24, 2007
20. J.P. Properties – Lake Drive (Bl. 6, Lt. 14) – Preliminary/Final Major Subdivision (**construction completed**) – 6 lots (4 SF, 1 existing residence and 1 detention basin lot) – 3.8 acres – R1.5 Zone — Approved November 15, 2005
21. Joe Palesado – Sharon Road (Bl. 23, Lt. 4) – Minor Subdivision – 3 SF – 12.775 acres – RR Zone – Approved December 21, 2005

Note: SF stands for Single Family Units

### APPROVED COMMERCIAL DEVELOPMENT

1. Paul Edgcomb – 1405 Route 130 (Bl. 17, Lt. 26) – Preliminary/Final Site Plan – Proposal to add 6000 s.f. expansion to the existing automobile repair shop known as Champion CARSTAR Collision – 0.99 acres – HC Zone – Approved April 20, 2016
2. Robbinsville SDF, LLC – 17 Main Street (Bl. 1, Lt. 41) – Preliminary/Final Site Plan – Proposal to construct a two story building consisting of approximately 5,000 s.f., for a salon/spa and reconfigure a portion of the existing parking lot of .29 acres of a 4.42 acre tract – TC-4 Zone – Approved March 23, 2016
3. 1153 Route 130, LLC – 1157-1159 Route 130 (Bl. 27, Lts. 6.47 & 27) – Use Variance – Proposal to construct a 40,323 s.f. two-story Chrysler Dodge Jeep Ram car dealership with accessory car wash (still needs site plan approval to construct) – 6.68± acres – HC Zone – Approved December 15, 2015
4. Sharbell Building Co., LLC – 2326 Route 33 7 Lake Drive (Bl. 1, Lts. 71 & 11.02) – Preliminary Site Plan for Phases I & II and Final Site Plan for Phase I – Proposed construction of a 8,640 s.f. two-story building for a daycare facility, The Malvern School, for Phases I & II; and 2,300 s.f. coffee shop/restaurant with drive-thru for Phase I (**under construction**) – 2.11 acres – TC South Redevelopment Zone – Approved November 4, 2015
5. Mercedes-Benz USA, LLC – 100 New Canton Way (Bl. 41, Lt. 35) – Amended Preliminary/Final Site Plan for Phase II and Amended Preliminary Site Plan for Phase III – Proposal to expand existing warehouse space by 156,688 s.f. for Phase II (**under construction**) and a future proposed expansion of the warehouse space by 626,352 s.f. – at completion of all phases 1,242,713 s.f. – 68.676 acres – PCD Zone – Approved June 24, 2015

6. Cal-East Matrix Realty Partners II, LLC - Intersection of Old York Rd./Montgomery Way (Block 41 Lot 37.03) – Preliminary/Final Site Plan – Proposal to construct solar farm facility, which would produce electricity to service Matrix warehouse park (**under construction**). – 11.68 acres – Redevelopment PCD-1 Zone - Approved January 28, 2015
7. Prajoy Realty LLC – 1206 Route 130 (Bl. 8, Lot 21) - Preliminary/Final Site Plan – Proposal to construct a two story mixed use commercial building consisting of 15,000 square feet of ground floor retail area and 15,000 square feet of office space on the second floor – 3.549 acres – HC Zone – Approved December 17, 2014
8. Gary F. & Susan Kubiak, Jr. – 8 Sharon Road (Bl. 28, Lts. 3.01 & 6) – Minor Subdivision and Preliminary and Final Site Plan – Proposal to construct a 13,200 s.f. commercial pet care facility to be known as “Golden Paws”, which will include daycare, overnight boarding, grooming and obedience training on Lot 3.01. Minor subdivision to permit the conveyance of 0.258 acres from Lot 6 to Lot 3.01, which will increase Lot 3.01 to 1.291 acres and decrease Lot 6 to 1.298 acres (**under construction**) - HC Zone – Approved September 17, 2014
9. Sharbell Building Company, LLC – 2370 Route 33 (Bl. 8, Lt. 1.18) – Preliminary and Final Site Plan – Proposal to construct a 14,578 s.f. one-story Rite Aid Pharmacy – 2.53 acres – TC-3 (**construction completed**) – Approved August 19, 2014
10. Windsor Industrial Park Associates, Limited – 92 North Main Street (Bl. 14, Lt. 54) – Preliminary and Final Site Plan – Proposal to construct 30,000 s.f. warehouse/office building in Windsor Industrial Park (**under construction**) – 39.54 acres – OW Zone – Approved May 28, 2014
11. Hankins Center, LLC – Route 130 & Hankins Road (Bl. 14, Lts. 37, 65.02 & 71) – Amended Preliminary and Final Site Plan for Phase I & II and Amended Preliminary Site Plan for Phase II for construction of a 40,383 square foot mixed-use development. Phase I will consist of a 9,340 square foot daycare center, an 1,843 square foot Dunkin Donuts with a drive-thru, a 5,000 square foot retail space and a 3,200 square foot bank with a drive-thru; Phase II will consist of two retail buildings, 11,000 and 10,000 square feet each respectively (**under construction**) – 9.18 acres – HC Zone – Approved December 11, 2013
12. JAT Properties – 28 Main Street (Robbinsville-Allentown Road & Route 130) (Block 2, Lots 15, 16 & a Portion of Lot 18) – Preliminary and Final Site Plan and Lot Consolidation - Proposal to construct a 2,556 square foot Taco Bell restaurant with a drive-thru window – 0.99 acre – HC Zone (**construction completed**) – Approved October 30, 2013

13. JLC Holding – 175 New Canton Way (Bl. 41, Lt. 38.011) – Final Site Plan – Proposal to construct a 30,000 square foot addition to the existing building for Ritchie & Page (**construction completed**) – 19.39 acres – PCD Zone – Approved September 18, 2013
14. Matrix 7A Land Development Venture, LLC – Old York Road and Montgomery Way (Block 41, Lot 38.012 – Proposed Lot 38.06) – Preliminary and Final Site Plan – Proposal for the construction of a 183,084 square foot warehouse, which will include 9,000 square feet of office space for spec building known as MWT 500B (**construction**) – 10.009 acre parcel – Redevelopment PCD-1 Zone – Approved June 19, 2013
15. Matrix 7A Land Development Venture, LLC – Old York Road and Montgomery Way (Block 41, Lot 38.012) – Minor Subdivision and Preliminary and Final Site Plan – Proposal to subdivide a 45.793 acre parcel into 3 lots consisting of 9.496 acres (proposed Lot 38.05), 10.009 acres (proposed Lot 38.06); and 26.288 acres (proposed Lot 38.07); and the proposed construction of a 218,196 square foot warehouse building known as MWT 500A, which will include 3,500 ± square feet of office space for proposed Lot 38.05 –(**under construction**) Redevelopment PCD-1 Zone – Approved June 19, 2013
16. 2012 Robbinsville Associates, LLC – 2309, 2311 & 2313 Route 33 (Bl. 1, Lts. 1.01, 2 & 3) – Preliminary and Final Major Site Plan and Subdivision – Proposal for the construction of a 14,820 square foot Walgreens Pharmacy with drive-thru lane and the consolidation of Lts. 1.01, 2 and 3 – 2.18 acres (**construction completed**) – TC South Redevelopment Zone – Approved November 7, 2012
17. KTR NJ Urban Renewal II LLC – New Canton Way (Bl. 41, Lts. 14.01, 36, 37.011) – Amended Preliminary and Final Major Site Plan and Subdivision – Proposal for an auxiliary parking lot to serve a previously approved warehouse/distribution center project (Amazon) on Lt. 14.01. The total square footage of the building will be 1,048,796 square feet (968,761 square feet of warehouse space and 80,035 square feet of office space). Lot 14.01 (68) acres), Lot 36 (14.72 acres) and a portion of the Montgomery ROW for Lt. 37.011 (1.94 acres) are proposed to be reconfigured and re-subdivided in to 79.715 acres for Lt. 14.01, 3.007 acres for Lt. 36 and 1.958 acres for Lt. 37.011 (**construction completed**) – Redevelopment PCD-1 Zone – Approved November 7, 2012
18. CalEast-Matrix Realty Partners II, LLC – Montgomery Way and New Canton Way (Bl. 41, Lts. 14, 37.01, 37.02 & 37.03) – Amended Preliminary/Final Major Subdivision and Amended Preliminary/Final Site Plan – Proposal to reduce the lot size of Lt. 37.02 and adding the parcel to Lot 14 (proposed 67.8 acre lot); and the construction of a distribution facility (McKesson) on Lot 37.02 (proposed 22.7 acre lot). 1<sup>st</sup> phase to consist of 350,030 s.f. of building

and the future 2<sup>nd</sup> phase to consist of a 103,542 s.f. addition (**construction completed**) – Redevelopment PCD-1 Zone – Approved February 15, 2012

19. Hamilton Business Center II, LLC – North Gold Industrial Park (Bl. 29, Lts. 1.01, 1.02, 1.03 and 1.04) – Minor Subdivision and Lot Consolidation for the creation of two lots; and Preliminary/Final Site Plan for the construction of a 47,200 square foot light manufacturing building (construction for 47,200 square foot building completed) and preliminary site plan for a future 8,000 square foot expansion – 4.71 acres – OW Zone – Approved February 23, 2005. CCL Label – 104 North Gold Drive (Bl. 29, Lt. 1.031) – Final Site Plan for 8,000 square foot expansion (**construction completed**) – 4.71 acres – OW Zone – Approved May 23, 2012
20. D&D Realty Holdings, LLC – 1383 Route 130 (Bl. 20, Lt. 2) – Use Variance & Preliminary/Final Site Plan – Proposal to expand a non-conforming use for the Karl Meys Collision Paint Shop for the construction of a 3,264 s.f. addition to the existing building - ±2 acres – HC Zone – Approved January 11, 2012
21. Mercer Mobile Homes, LLC – Route 130 (Bl. 1, Lts. 57, 58, 59, 60, 61 & 66) – Amended Preliminary/Final Major Subdivision of 18.192 Acres into three lots (2 commercial lots and 1 lot for the Mercer Mobile Home Park) – HC & MH Zones – Approved October 12, 2011
22. Seven Plus One, LLC – 324 Meadowbrook Road (Bl. 10, Lts. 64 & 68) – Use Variance for flex space – Approved December 6, 2006. Preliminary and Final Site Plan for the construction of a 90,000 s.f. flex building – 20.71 acres – OC-1 Zone – Approved June 3, 2010
23. Matrix 7A Land Development Venture, LLC – Old York Road, New Canton Way and Montgomery Way (Bl. 41, Lt. 38.01) – Amended Preliminary/Final Subdivision/Site Plan – Proposal to subdivide a 64.192 acre parcel into two new lots consisting of 19.39 acres and 45.79 acres; proposal for construction of a 150,000 s.f. warehouse/office building with a 30,000 s.f. future expansion, 4,900 s.f. accessory vehicle service area for a beer distributor, Ritchie & Page, on the 19.39 acre parcel (proposed new Lot 38.011) (**construction completed**) – PCD Zone – Approved December 8, 2010
24. Grewal Realty, LLC c/o Karpal Grewal – 1372 Route 130 (Bl. 13, Lt. 16) – Use Variance and Preliminary/Final Site Plan – Proposal to expand a pre-existing non-conforming service station use; improvements include the removal of the existing service station, construction of a 1500 s.f. automotive repair building, 1500 s.f. convenience store with an 1000 s.f. ancillary office and additional gasoline & diesel fueling stations under a 4,112 s.f. canopy (**construction completed**) – 1.45 acres – VC Zone – Approved April 12, 2010

25. Cellco Partnership d/b/a Verizon – 1226 Route 130 North (Bl. 10, Lot 23) – Use Variance and Preliminary/Final Site Plan – Proposal to construct a wireless communications facility consisting of wireless communication equipment within an equipment shelter and an associated 130 foot tall monopole supporting 12 panel antennas (**construction completed**) – 2.34 acres – HC Zone – Approved January 7, 2010
26. WOW Plaza X LLC – 1140 & 1124 Route 130 (Bl. 8, Lts. 38.01 & 46) – Preliminary/Final Site Plan – Proposed project consists of a 95 net parking stall expansion of the existing parking lot of WOW Plaza on the two referenced lots (**construction completed**) – 3.2 acres – HC Zone – Approved October 1, 2009
27. Matrix PR II, LLC – 14 Applegate Drive (Bl. 41, Lt. 19.141) – Amended Final Site Plan – Proposal to increase ancillary office space to 17,731 s.f. to accommodate two tenants in MWT 200 Building – 15.62 acres - PCD Zone – (**construction completed**) Approved September 23, 2009
28. Joseph Barro – 20 Main Street (Bl. 2, Lt. 11) – Minor Site Plan – Proposal to convert the existing two story residential structure into two small offices (**construction completed**) – 9,260 s.f. – TC-4 Zone – Approved April 22, 2009
29. Thompson Realty Co. of Princeton, Inc. – 750 Robbinsville-Allentown Road (Bl. 41.01, Lt. 31) – Final Site Plan – Proposal to construct an 80,000 s.f., 3-story building (Bld. 4) in Mercer Corporate Park – 71.41 acres – ORH Zone – Approved December 17, 2008
30. Christopher S. Vernon – West Manor Way (Bl. 41, Lt. 8) – D-4 Variance (FAR) and Preliminary/Final Site Plan – Proposal to construct a 75,915 s.f. four-story hotel (**construction completed**) – PCD Zone – Approved November 11, 2008
31. JAMM Realty Corp. – Gordon Road (Bl. 41, Lts. 15.01, 15.02 & 15.03) – Preliminary/Final Site Plan and Minor Subdivision – Proposal to create two lots consisting of 38.08 acres and 23.05 acres from the three existing lots and construct two warehouse/office buildings consisting of 283,500 s.f. and 297,000 s.f. – PCD Zone – Approved October 15, 2008
32. Parsec Holdings, LLC – Corner of Route 130 and Meadowbrook Road (Bl. 10, Lts. 21 & 22) – Preliminary/Final Site Plan – Proposal to construct a 40,000 s.f. two-story mixed use office/commercial building, which include retail, banking and offices uses – 5.578 acre site – HC Zone – Approved September 17, 2008
33. Hamilton Business Center II, LLC – North Gold Drive (Bl. 29, Lts. 1.06, 1.07 & 1.08) – Preliminary/Final Site Plan – Proposal to construct a 60,383 s.f. warehouse/light manufacturing/office facility – 8.60+ acres – OW Zone – Approved September 24, 2008

34. Washington Lodging Realty, LLC – Robbinsville-Allentown Road (Bl. 38.01, Lt. 15) – Use Variance and Preliminary Site Plan – Construction of a four-story 19,600 ± s.f. hotel & 6,375 s.f. restaurant – 4.92 acres – PCD Zone. Washington Lodging Realty, LLC – Robbinsville-Allentown Road (Bl. 38.01, Lt. 15 & 2) – Minor Subdivision – Conveyance of 0.441 acres from Lt. 15 to Lot 2, and the consolidation of said lot area, which would result in a new lot area of 3.011 acres for Lot 2 - PCD Zone – Approved September 2, 2008
35. Veterinary Surgical & Diagnostic Specialists, LLC – 315 Robbinsville-Allentown Road (Bl. 38.01, Lt. 2) – D-4 Variance & Preliminary/Final Site Plan – Proposal for a two story 27,653 +/- s.f. specialty veterinary clinic (**construction completed**) – 3.011 acres – PCD Zone – Approved May 7, 2008
36. Thompson Realty Co. of Princeton, Inc. – 759 Robbinsville-Allentown Road (Bl. 41.01, Lt. 31) – Minor Subdivision & Preliminary/Final Site Plan – Proposal to subdivide 14.5 acres from a 91.2+ acre parcel known as Mercer Corporate Park; preliminary/final site plan for the construction of a 170,880 s.f. flex office/warehouse building with associated parking – ORH Zone – Approved May 21, 2008.
37. Foxmoor Associates, LLC – 1101-1191 Washington Blvd., (Bl. 4.01, Lt. 243) – Preliminary Site Plan – Proposal for a 5,000 s.f. bank pad – 1.55 acres – R1.5 (PVD option) – Approved January 16, 2008
38. Matrix 7A Land, LLC – Applegate Drive (Bl. 41.02, Lts. 3.01 & 4.01) – Amended Preliminary/Final Site Plan – Proposal to add 155,400 s.f. of warehouse expansion to the existing 179,000 s.f. Sleepy’s building. Final Approval for Phase 1 consists of 87,000 s.f. of the total 155,400 s.f. (**construction completed**) – 23.18 acres – PCD Zone – Approved August 22, 2007
39. Giacomo Bottoni – Route 130 & Main Street (Bl. 11, Lt. 21) – Preliminary/Final Site Plan – 11,087 s.f. single story, multi-tenant retail shopping center (**construction completed**) – 1.6 acres – OC-1 Zone and Historic Overlay Zone – Approved September 27, 2006
40. KTR Capital Partners, LLC – West Manor Drive (Northeast Business Park) (Bl. 40, Lts. 2, 4 and 5 – Amended GDP and Preliminary/Final Site Plan – two warehouses totaling 1,016,300 s.f., which includes 53,041 s.f. of office space (**one warehouse construction completed**) – PCD Zone – Approved April 26, 2006
41. EZ Auto Service, Inc. – Route 130 & Church St. (Bl. 11, Lt. 29) – Use Variance and Preliminary and Final Site Plan – 1998 s.f. Service Station with 3 repair bays – 2.5159 acres - OC-1 Zone (**under construction**) – Approved March 8, 2005



42. Stephen Roma - Route 130 (Bl. 8, Lt. 38, 39-45) – Minor Subdivision, Use Variance and Preliminary/Final Site Plan – Work Out World – 59,447 s.f. building for health club, general retail and medical offices (**construction completed**) – OC-1 Zone – Approved June 16, 2005
43. Jerome Martucci Builders – 113 North Gold Drive (Bl. 29, Lt. 1.13) – Preliminary and Final Site Plan – 12,000 s.f. one-story light industrial/office/warehouse building – 1.9 acres – OW Zone – Approved December 21, 2005
44. Thompson Realty Co. of Princeton – Route 526 (Bl. 41.01, Lt. 31) – Mercer Corporate Park – Extension of Preliminary Site Plan for the construction of an 80,000 s.f. building (original approval for 800,000 s.f. office use and hotel) – 92.6 acres – ORH Zone – Approved April 28, 2003
45. Matrix Realty Associates – West Manor Way (Bl. 41, Lt. 20) – Preliminary and Final Site Plan for MWT 400 Building – 800,311 s.f. warehouse/office (**construction completed**) – 64.836 acres - PCD Zone – Approved June 15, 2005
46. Matrix Realty Associates – West Manor Way (Bl. 41, Lts. 19.14 and 19.09) – Preliminary and Final Major Subdivision/Site - MWT 200 Building consists of 241,662 s.f. warehouse/office on 15.62 acres; MWT 300 Building consists of 480,420 s.f. warehouse office on 30.72 acres (**construction completed**) – PCD Zone – Approved April 20, 2005
47. Woodside at Washington, LLC – Route 130 (Bl. 27, Lt. 21) – Preliminary and Final Site Plan – 4,000 s.f. mixed use building and 11,000 s.f. building consisting of 9,500 s.f. of general retail commercial space and a 1,500 s.f. restaurant (**construction completed**) – 3.3 acres - OC-1 Zone– January 12, 2005
48. OPUS East LLC – West Manor Way (Bl. 41, Lt. 21) – Preliminary and Final Site Plan – 471,200 s.f. warehouse/office building (**construction completed**) – 46.352 acres – PCD Zone – Approved October 20, 2004
49. Matrix 7A Land Development Venture, LLC – New Canton Way (Bl. 41, Lt. 34) – McMaster Carr – Preliminary and Final Site Plan for Phase 1 – 983,524 s.f. warehouse/office building and Preliminary Site Plan for Phase II – 574,795 s.f. (**construction completed for Phase 1**) – 104.44 acres – PCD Zone – Approved September 24, 2003
50. B.R. Engel Enterprise, LLC – North Gold (Bl. 29, Lt. 1.11) – Preliminary/Final Site Plan for two office/warehouse flex buildings consisting of 6,284 s.f. and 6,600 s.f. on a 1.970 acre site (**construction completed**) – OW Zone – Approved October 25, 2005

## APPROVED MIXED USE DEVELOPMENT (Commercial & Residential)

1. JP Property Investments, LLC – 2347 Route 33 (Bl. 1, Lt. 17) – Preliminary and Final Site Plan – Proposal for the construction of a 14,463 s.f. mixed use building consisting of 3,612 s.f. of office/retail space on the first floor and nine one-bedroom condominium units on the three upper floors - .4591 acres – Northern Tract Parcel B Amendments to Redevelopment Plan, TC South Redevelopment Zone – Approved June 25, 2014
2. Sharbell Building Co. – Route 33 & Robbinsville-Edinburg Road (Bl. 8, Lts. 1.17 and 1.18) – Amended Preliminary/Final Site Plan to convert 39 previously approved age-restricted units to 39 non age-restricted condominium units to be constructed in a multi-family 4-story building with parking spaces underneath the building. (**construction completed for condominium building only**) – 4.2 acres – TC-3 Zone – Approved April 7, 2011
3. Sharbell Building Co. – 2320 & 2330 Route 33 (Bl. 3.99, Lot 15) – Amended Preliminary/Final Site Plan for Phase 3B-2 – Proposal to construct two mixed-use residential and non-residential buildings. Bldg. F will contain 15,282 s.f. of retail on 1<sup>st</sup> floor & 28 condo/apartments in the above 3 stories. Bldg. G will contain 10,284 s.f. of retail on 1<sup>st</sup> floor with 20,568 s.f. of office in the above two stories (**under construction**) – TC-1 Zone – Approved June 22, 2011
4. Sharbell Building Co. – Route 33 (Bl. 3.99, Lot 15 & Bl. 3.41, Lts. 1 & 6) – Preliminary/Final Site Plan & Amended Final Site Plan – Proposal to convert Building D into residential use only to consist of 29 two-story condo/apartments in a 4-story building with basement; and Building E is proposed to consist of 15,275 square feet of ground floor commercial with 33 condo/apartments over the retail in a 4-story building with a partial basement for Bl. 3.41, Lt. 1. Proposal to amend final site plan approval to modify the parking area to include additional parking spaces for an existing 3,000 square foot (First Choice) bank and shift 12 residential units from Bl. 3.99, Lt. 15 in Bldgs. F and G to Buildings D and E in Bl. 3.41, Lt. 1 – 3.167 acres, .08 acres & .0414 acres (**construction completed**)– TC-1 Zone – Approved September 23, 2009
5. Sharbell Building Co., LLC – 2346 Route 33 (Bl. 3.41, Lt. 1 & Bl. 3.01, Lt. 3) – Preliminary/Final Site Plan for the construction of a one-story 3,000 s.f. bank with drive-thru; Amended Final Site Plan Approval for a portion of Phase 3B pertaining to mixed-use Bldgs. D & E for parking changes in order to serve the proposed bank and mixed-use buildings (**construction completed**) – TC-1 Zone– Approved December 19, 2007
6. King Interests – “Robbinsville Commons II” – Route 33 (Bl. 1, Lts. 12 & 13) – Preliminary/Final Major Subdivision/Site Plan – Creation of 3 lots for a 0.30 acres ROW dedication for an internal roadway; 0.255 acres reserved for the future Route 33 Southerly Bypass; and 0.888 acres lot for a four-story mixed

use building consisting of 13,535 s.f. of ground floor retail use and 36 apartments on the upper floors above the retail use – 4.74 acres – TC-2 Zone – Approved November 29, 2006.

7. Sharbell Newtown, Inc. – Route 33 & Route 526 – (Bl. 8, Lt. 1) – Preliminary/Amended Final Major Subdivision – Creation of 124 residential lots (40 Village Units, 40 Narrow Units, 34 Duplex Units and 10 Townhouse units), 2 public park lots, 1 open space lot for storm water management and 1 vacant lot for future development (**construction completed**) – 41.335 ± – TC-3 Zone – September 24, 2003
  
8. Sharbell Development Corp. – Gordon Road & Route 130 (Bl. 26, Lots 3, 4, 6, 7, 8, 9, 10, 11, 12, 23, 24, 25, 27, 29 & 31; Bl. 22, Lts. 1, 11, 12, 13, 14 & 23; Bl. 21, Lts. 23 & 27; Bl. 10, Lt. 26) – Preliminary Major Subdivision for Phases I and II – 211 lots which includes 4 mixed-use commercial lots; 180 residential lots; 3 municipal lots; 1 lot for Project Freedom; 1 lot for YMCA; 1 farmette lot; and 1 lot for recreation facility and clubhouse building associated with the residential development. 264 residential unit component includes 150 age-restricted units (including 120 single family units and 30 duplexes), 30 non age-restricted units (including 14 single family units and 16 townhouses), 23 market rate apartments on Commercial Lot #4, 60 handicapped accessible units on the Project Freedom lot and 1 farmette. Approval of Final Major Subdivision for Phase I – 5 mixed-use commercial lots; 46 residential lots; 1 municipal lot; 1 lot for Project Freedom; 3 HOA lots; 1 lot for dedication to MUA; and 1 ROW dedication. 129 residential unit component of Phase 1 consists of 16 single family age-restricted units; 30 non age-restricted units (including 14 single family units and 16 townhouses); 23 market-rate apartments on Commercial Lot #4 and 60 handicapped accessible units on the Project Freedom lot. Preliminary Site Plan for Phases I & II, Buildings A through G – 226,000 s.f. of non-residential, including 65,000 s.f. supermarket; 6,000 s.f. building on a pad-site; 57,500 s.f. of retail (in first floor of Buildings A, B and E); 57,500 s.f. of office (in second and third floors of Building A and the second floor of Building E); 23 market-rate apartments on Commercial Lot #4 in Building B; 60 handicapped accessible units on the Project Freedom lot; 40,000 s.f. YMCA facility and a recreation facility and clubhouse building associated with the residential development. 430 acres – MU-ARCD Zone & OC-1 Zone – Approved October 18, 2006 (**litigation completed**). Sharbell Building Co. – Gordon Road (Bl. 21, Lt. 27 & Bl. 26, Lts. 6 & 7) – Final Major Subdivision for Phases 1A, 1B, 2A, 2B and 3A and Final site Plan for a portion of Phase 2B – Proposed subdivision consists of a total of 54 residential units on 44 proposed lots, including 4 mixed-use/residential/commercial lots, 30 residential lots and 1 municipal lot dedicated for the future development of the Project Freedom facility. Final site plan consists of 14 single family units and 16 townhouses (Phase 3A) and 24 market rate condominiums in building D (Phase 2B) - MU-ARCD Zone – Approved May 15, 2013. Sharbell Building Co. – Route 130 & Gordon Road (Bl. 26, Lts. 4, 6.01, 7.01, 8, 9, 10, 11, 12, 23, 24, 25, 27, 29 & 31 – Final Major Subdivision

for Phases 3B and 3C and Final Site Plan for a portion of Phases 3B and 3C – Proposed subdivision for the creation of 129 new lots, consisting of 120 non age-restricted single family homes, 30 unit multi-family condominium building, HOA lots, tot lot and private r.o.w. Final site plan proposal is for a 30 unit multi-family condominium building, recreation lot with club house and associated site improvements – MU-ARCD Zone – Approved February 19, 2014; amended final major subdivision approval for Phases 1A, 1B & 3C-2 and amended final major subdivision and site plan for Phases 3B, 3C-1 and 3C-2 (see resolution PB2015-12 for changes.) (**under construction**) – Approved September 23, 2015.

9. Sharbell Newtown, Inc. – Route 33 (Bl. 3.04, Lts. 1.02, 2, 5 & 32) – GDP and Preliminary/Final Major Subdivision – 95,000 s.f. commercial/retail (Phase 3B) and 61 Village Units, 186 Narrow Units, 118 Duplex Units, 167 Townhome units and 172 Apartments (total of 704 units) (**under construction**) – 146.276 acres – TC-1 Zone – GDP Approved May 27, 1998 and Preliminary/Final Major Subdivision Approved November 10, 1999
10. Sharbell Washington, Inc. – Route 33 (Bl. 3.44, Lts. 1-13, Bl. 3.43, Lts. 1-8 & Bl. 3.42, Lots 1-6) – Final Subdivision for Phase 3B-1B, 3B-1C & 3B-2 and Final Site Plan for a Portion of Phase #B-2, Buildings F & G – Subdivision is to create 14 townhouse lots, 10 duplex lots, 2 narrow lots and 1 commercial lot; final site plan approval for two 3-story retail/apartment buildings with a total of 31,000 s.f. of commercial space & 48 urban apartment units above the retail space – TC-1 Zone – Approved May 24, 2006
11. King Interests, LLC – Route 33 (Bl. 1, Lts. 14, 15 and 16) – Preliminary and Final Subdivision and Site Plan – Total of 3 buildings consists of 89 apartment units; 13,535 s.f. of office space; and a 6,000 s.f. restaurant – 10.81 acres - TC-2 Zone – Approved Oct. 27, 2004. Amended Preliminary/Final Site Plan for Phase 1 of project – construction of 2 buildings, associated parking and interim detention basin – TC-2 & TC-2 Special Conditions – Approved April 26, 2006

#### **OTHER APPROVED DEVELOPMENT**

1. Sun Edison LLC – 50 New Canton Way (Bl. 41, Lt. 14.011) – Preliminary/Final Site Plan – Proposal to construct solar carports over existing 7.06 acres of existing parking areas in the Amazon Fulfillment Center – 7.06 acres – PCD Zone – Approved April 27, 2016
2. BAPS Mercer, LLC – 112 North Main Street (Bl. 14, Lt. 42) – Preliminary/Final Site Plan – Proposal to construct a solar facility covering 4.65 acres of a 102.53 acre parcel for the BAPS temple – 102.53 acres – OW Zone – Approved June 17, 2015

3. BAPS Mercer, LLC – 112 North Main Street (Bl. 14, Lt. 42) – Preliminary/Final Site Plan – Proposal to construct 5 buildings totaling 244,338 s.f. in 5 phases for a Hindu American Religious Center – 102 acres – OW Zone – Approved October 29, 2008; Amended Preliminary Site Plan and Final Site Plan for Phase V (**under construction**) – Approved February 24, 2010
4. Iglesia Pentecostal Rios de Agua Viva – 47 & 49 North Main Street (Windsor) (Bl. 13, Lts. 5 & 6) – Use Variance, Preliminary/Final Site Plan with Design Waivers – Proposal to construct an 11,643 s.f. church – 8.58+ acres (**under construction**) – VC Zone – Approved April 7, 2009

**PROPOSED DEVELOPMENT – NO APPROVALS YET**

1. VTS Management, LLC – 1360 Route 130 (Block 13, Lts. 17 & 29) – Preliminary/Final Site Plan – Proposal to convert the existing single family dwelling into a 2966 s.f. medical office – 0.77 acres – VC Zone
2. 2340 Route 33, LLC. – 2340 Route 33 (Block 3.41, Lot 7) - Preliminary/Final Site Plan - Proposal to utilize an existing building for a proposed retail liquor store, “Buy Rite” – 1.43 acres - TC-1 Zone.
3. Balsam Properties – 308 Robbinsville-Allentown Road (Bl. 40, Lts. 1 & 6) – Use Variance – Proposal for a 4,496 s.f. convenience store with gas service facility – 1.9467 acres – PCD Zone
4. Thompson Realty Co. of Princeton, Inc. – Robbinsville-Allentown Road (Bl. 41.01, Lt. 28) – Preliminary/Final Site Plan – Proposal to construct a three-story 15,585 s.f. office building –10.32 acres - ORH