

CAMDEN CITY PLANNING BOARD
November 6, 2024

TO: ALL MEMBERS OF THE CAMDEN CITY PLANNING BOARD

By the direction of the Planning Board Chairman Jose DeJesus, Jr. of the City of Camden there will be a Regularly scheduled Planning Board Meeting held on Tuesday, November 12, 2024 at 6:00pm Since the City of Camden remains under a Declaration of a Health Emergency related to the COVID-19 virus, City Hall is open. Therefore, this Regularly Scheduled Meeting will be conducted as a virtual meeting via a remote conferencing platform; TEAMS. Instruction on accessing this virtual Regularly Scheduled Planning Board Meeting and meeting Agenda can be found on the City of Camden's website: <https://www.ci.camden.nj.us/>

AGENDA

RECEIVED
2024 NOV - 6 PM 3:49
CITY OF CAMDEN
PLANNING BOARD OFFICE
CAMDEN, N.J.

1. Reading of the Opening Statement
2. Roll Call
3. Approval of Planning Board Public Hearing Minutes – October 10, 2024
4. Swearing in of all Professionals and Planning Staff
5. Planning Director's Report
6. NEW BUSINESS
 - A. Certificate of Appropriateness re: AMG5, LLC 118 N. 3RD Street. The applicant is proposing exterior work. (Individual Building Historic District)
 - B. Certificate of Appropriateness re: Marlene Brito 2849 Kansas Road. The applicant is proposing the installation of a fence. (Fairview Historic District)
 - C. Certificate of Appropriateness re: Wanda Ramirez 2790 Yorkship Road. The applicant is proposing the installation of solar panels. (Fairview Historic District)
 - D. Certificate of Appropriateness re: Four Corned Night, LLC. 564 Berkley Street. The applicant is proposing elimination of a tree, sidewalk and home repairs. (Cooper Plaza Historic District)
 - E. Certificate of Appropriateness re: Tabernacle of Faith 115 N. 5th Street. The applicant is proposing the construction of a handicap ramp. (Waterfront South Historic District)

F. Preliminary Sign Variance re: AutoZone Northeast, LLC 2881 Mt. Ephraim Avenue, Block: 714; Lot(s): 1 and 5. The applicant is proposing one (1) 52" left strip AutoZone channel letter wall sign at 187 sq. ft. for front elevation.

7. **ADOPTION OF THE FOLLOWING RESOLUTIONS:**

October 2024

Certificate of Appropriateness re – APPROVED

Alice McCray 2869 Tuckahoe Road

George Huhn 3127 Mt. Ephraim Avenue

Ashley Torres 2804 Yorkship Road

Joyce Langford 2987 Sumter Road

Matthew Scheurer 1719 Ferry Avenue

Sign Variance re: APPROVED

Hanan Ali Alomari 601 North 5th Street

Preliminary & Final Site Plan with "C" Variances re: APPROVED

Alfred Cramer Urban Renewal, LLC Site A

The City of Camden will conduct a "Public Hearing to determine whether property identified as Block 1221, Lots 3, 12, 12Q-B01 (Billboard) & 17; Block 1238, Lot 3; Block 1239, Lot 17; Block 1240, Lot 24; Block 1241, Lot 15; Block 1250, Lots 7, 123, 128 & 129; and Block 1251, Lot 11 should be designated as a Non-condemnation Area in Need of Redevelopment. Resolution making Recommendation City Council." – **APPROVED**

The City of Camden will conduct a "Review of Non-Condemnation Redevelopment Plan for Block 1221, Lots 3, 12, 12Q-B01 (Billboard) & 17; Block 1238, Lot 3; Block 1239, Lot 17; Block 1240, Lot 24; Block 1241, Lot 15; Block 1250, Lots 7, 123, 128 & 129; and Block 1251, Lot 11; and Resolution making recommendation to City Council." - **APPROVED**

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7. Adjournment

Sincerely,

A handwritten signature in cursive script that reads "Angela Miller". The signature is written in black ink and is positioned above the printed name.

Angela Miller,
Planning Board Secretary

Am

cc: All City Council Members
All Directors

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Topic: Planning Board Meeting

Date/Time: Tuesday, November 12, 2024 06:00 PM Eastern Time (US and Canada)

edwillia@ci.camden.nj.us is inviting you to a scheduled TEAMS meeting.

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Join the meeting now

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For organizers: [Meeting options](#) [Reset dial-in PIN](#)