

CALL TO ORDER

This Meeting of the Redevelopment Committee of the Borough of Raritan, County of Somerset, State of New Jersey, was called to order by Mayor Nicolas J. Carra in the Community Room of the Raritan Municipal Building, 22 First Street, Raritan, NJ 08869 on February 26, 2025.

The Mayor announced this meeting was called pursuant to applicable portions of the Open Public Meetings Act. Adequate Notice was communicated to *The Courier News* and *The Star Ledger*, posted on the bulletin board in the Municipal Building, on the Borough website and made available in the Office of the Borough Clerk.

ROLL CALL

Present: Mayor Carra, Council President Tozzi, Administrator Colvin, William Cunningham, Lou Gara, Tony LoPresti, Adele Goetsch, Debra Thomas, Engineer Brosnan

MINUTES

- a. October 24, 2024
- b. December 4, 2025

Mayor Carra and Committee members discussed carrying the minutes as they were not ready to be approved.

OLD BUSINESS

- a. 5th & 1st Potential Redevelopment

Rocco Campanella, project planner, stated that they have gone back to the drawing board and are open to any ideas or suggestions the Brough may have. He added that the project needs to make sense. Architect, Brian Taylor, has prepared three ideas for this meeting. The first option is apartments up top with commercial space below. Including 9 units above with basement level parking with 25 of those spaces being for a restaurant. For this option the zoning is functional but not financially feasible. Option two is for permitted use, a commercial building with parking. Potentially 6 thousand square feet with parking access off of 5th street. This is possible but we must have a tenant which is not likely. Final option is a non-permitted use; subdivide and put up two-family homes made to look like single family homes. This could pose a traffic issue. Discussion ensued about the proposed ideas and the tennis courts and how residents would access the courts and where they would be able to park. Mr. Taylor then suggested a smaller scale with the idea of town homes. Discussion continued about the best option for the site. Town homes would fit into that area and allow for parking for the tennis courts. Next step would be to have a concept plan for townhomes which will happen at a later meeting.

NEW BUSINESS

None

MISCELLANIOUS

Engineer Brosnan wanted to give an update regarding the Agway site, stating that it should be ready for the March Planning Board meeting and things are moving along.

PUBLIC COMMENT

John Murphy: Mr. Murphy asked about why handicapped parking for the tennis courts. A committee member responded stating that having the tennis courts ADA accessible will benefit the Borough residents.

ADJOURNMENT

On a motion by Adell Goetsch, seconded by William Cunningham, the Committee moved to Adjourn the Meeting.

Recorded Vote

All in Favor

Kimberly Mathewson
Acting Municipal Clerk

Approved: _____

Date: _____