

MOTION TO REFER A REQUEST TO AMEND THE CENTER CITY REDEVELOPMENT PLAN TO THE PLANNING BOARD SO AS TO ALLOW A VACANT LIFT TRUCK AND REPAIR FACILITY TO BE CONVERTED INTO AN EQUIPMENT RENTAL, REPAIR AND WAREHOUSING FACILITY IN THE REDEVELOPMENT DISTRICT AT BLOCK 3901 LOT 9, 116 WEST ALMOND ROAD, AND REQUEST FINDINGS OF FACT AND RECOMMENDATIONS THERETO



## REDEVELOPMENT PROPOSAL 2022-1

### NAME OF APPLICANT

David James  
James Transportation/James Trucking Solutions  
3008 8<sup>th</sup> Street  
Hammonton, New Jersey 08037  
(609)442-0942  
www.jamesstransport.net

### REPRESENTED BY

Not represented by an attorney

### NAME OF CURRENT PROPERTY OWNER

Applicant says it is David Sexton, but it is actually Sexton's Properties, LLC

### DATE OF APPLICATION

February 4, 2022 **(incomplete – need owner signature authorizing application)**

### BLOCK & LOT NUMBERS

Block 39018/Lot 9

### ADDRESS

116 W. Almond Street

### EXISTING USE

Vacant (previously Austino Lift Trucks)  
Multiple buildings on site

### PROPERTY DIMENSIONS

399' of frontage on Almond Street  
150' of frontage on 2<sup>nd</sup> Street  
59,850 square feet (1.38 acres)

### PROPOSED USE

Equipment rental, equipment repair & warehousing

### REDEVELOPMENT DISTRICT

R – Residential District

UNDERLYING ZONING DISTRICT

R-1 – Residential Zone

PLAN AMENDMENT REQUIRED (YES/NO)

Yes