

TOWNSHIP OF WATERFORD

2131 AUBURN AVE. ATCO, NJ. 08004

LAND USE BOARD

MEETING MINUTES

July 1st, 2019

Chairman Condo opened the meeting by reading the Sunshine Statement:

In accordance with chapter 231, Public Law, 1975, Open Public Meeting Act, notice of time, date and place for this meeting was sent to the Courier Post and Hammonton Gazette, and is posted in the Municipal Building.

The July 1st, 2019 Joint Land Use Board meeting of the Township of Waterford, called to order at 7pm. by Chairman Condo.

SALUTE TO THE FLAG

Notice:

The Planning Board reserves the right to change the order of the published agenda. All changes will be announced at the start of each meeting.

Chairman Condo requested that for those in attendance with a cell phone, to please turn it off or put in silent mode. He also requested that, if it is necessary to have a conversation with the professionals involved with your applications, to please do so outside the meeting room.

ROLL CALL: The following Board members answered present to the roll call vote: Mr. Achey, Mr. Becker, Mr. Hanna, Mr. Mauriello, Committeewoman Sura, Mayor Richardson, Chairman Condo, Mr. Narcisco. Those Absent: Mr. Giangiulio, Mr. Howarth, and Mr. Campbell.

REGULAR MEETING:

Motions for adjournments of cases or other motions: No Motions

Old Business: No Old Business

New Business: 2019-05 Mark Springer, 899 Old White Horse Pike
Block: 4201 Lot: 18 Bulk C Variances

Mr. Hanson summarized the application noting requested bulk variances. Mr. Springer testified that he has no basement, and no garage and needs additional storage space. He also has a classic car, and needs

storage for lawn equipment, and patio furniture. The garage will not be for machinery, or business use. He is a contractor, but nothing is stored at his residence. He intends on installing electric only no plumbing, water or sewer. Mr. Springer testified he would install drywells to the pond. The owner of the neighboring property was noticed but was not present as there was a question of the close proximity to the property line for the neighbor. Mr. Hanna asked what type of construction equipment is stored? Mr. Springer testified only personal equipment. Mr. Mauriello asked if Mr. Springer has a separate office off site. Mr. Springer stated no, the administrative portion of his business is from his residence. Mr. Achey voiced concern of the close proximity to the property line and accessing with emergency vehicles in the event of an emergency. The question arose if the proposed garage could be moved. Mr. Springer stated he has a narrow lot, the garage is lined up with his existing driveway, and he has a well in between the house and the proposed garage location. With nothing further from the Board, and no one from the public wishing to speak, the Board Solicitor Courtney Knight summarized the testimony, and conditions.

Moved By: Committeewoman Sura, seconded by Chairman Condo to approve the application for Mark Springer.

Voice Vote: 5 Yes 3 No, motion carried on majority vote.

Reports / Communications: None

Resolutions: **2019-08 Marshall Peterson 1216 Maple Ave
Block: 6001 Lot: 6 Bulk C1 Variance**

Moved By: Mayor Richardson, Seconded by Mr. Becker to memorialize resolution 2019-08 for Marshall Peterson.

Voice Vote: All in favor, motion carried.

Minutes: June 17th Open Session Regular Meeting

Moved by Mr. Becker second by Mr. Achey to adopt the June 17th, 2019 regular meeting minutes as presented.

Voice Vote: All in favor. Motion Carried.

Open to the public: None

Closed Session: None

Board Comments and Questions: None

Adjournment: Motion by Mr. Achey, 2nd by Mr. Becker to adjourn the meeting.

Voice Vote All in favor, no objections. Meeting adjourned 7:50 pm.

Respectfully Submitted,

Debbie Simone
Board Secretary, Land Use Administrator