

**ELSINBORO TOWNSHIP
PLANNING BOARD**

Dave Faulhaber - Chairman 935-4472

Steve Cornman - Secretary 935-7593

Board Minutes

Meeting Date: February 21, 2018

The Elsinboro Planning Board re-organization meeting was held at 6:30 p.m. in the Emergency Management Building. Members present were Chairman Dave Faulhaber, Steve Cornman, Sean Elwell, George Parris, Frank Master, Kurt Kaufmann, Joe McAllister, Rich Kazunas, Bill McGowan III, Ken Brown, Joe Robbins, and Board Solicitor, Marla Gaglione. Others present for the meeting included Frank Hoerst, Attorney for Joe Robbins and Chloe Williams, and Chloe Williams. The meeting was opened by Dave Faulhaber who then read the sunshine law statement. The Chairman started the meeting with a salute to flag.

Dave Faulhaber swore in two Board members to new terms. Those members were George Parris and Joe Robbins. Note: Jack Elk was not present to be sworn in at this time.

The Chairman introduces Marla Gaglione to the Board. Marla is the Board Solicitor for 2018.

Motion #1: Ken Brown made a motion to dispense with the reading and to approve the minutes from the January 17, 2018 meeting. Frank Master seconded the motion. The motion carried by a vote of 9 ayes, 0 nays, and 0 abstentions.

Note: Mayor Sean Elwell and Township Committeeman Joe McAllister step down and the Board is reorganized as a seven member Board of Adjustment for Use Variance application 2018-01. Voting members for the application are Dave Faulhaber, Steve Cornman, George Parris, Frank Master, Kurt Kaufmann, Rich Kazunas, and Bill McGowan.

Motion #2: Bill McGowan made a motion to approve requested application submission waivers for Schedule A, Item 6, and Schedule C, Items 33, 41, 43, and 44. George Parris seconded the motion. The motion carried by a vote of 7 ayes, zero nays, and zero abstentions.

Motion #3: Kurt Kaufmann made a motion to deem the application complete. Rich Kazunas seconds the motion. The motion carried by a vote of 7 ayes, zero nays, and zero abstentions.

Applicant Joe Robbins is sworn in by the Board Solicitor. The Applicant's Attorney, Frank Hoerst, presents application 2018-01 to the Board. The applicant's attorney requests the plat be marked as Exhibit 1. A summary of the application is provided including the positive and negative criteria required for application approval.

Motion #4: Bill McGowan made a motion to open the meeting for public comment on the application. Rich Kazunas seconds the motion. The motion carried by a vote of 7 ayes, zero nays, and zero abstentions. No one from the public commented on the application.

Motion #5: Kurt Kaufmann made a motion to close the public comment portion of the meeting. Frank Master seconds the motion. The motion carried by a vote of 7 ayes, zero nays, and zero abstentions.

Motion #6: Bill McGowan made a motion to approve the Use Variance application. Rich Kazunas seconds the motion. The motion carried by a vote of 7 ayes, zero nays, and zero abstentions.

Motion #7: Bill McGowan made a motion to approve the Bulk Variance application. Rich Kazunas seconds the motion. The motion carried by a vote of 7 ayes, zero nays, and zero abstentions.

**ELSINBORO TOWNSHIP
PLANNING BOARD**

Dave Faulhaber - Chairman 935-4472

Steve Cornman - Secretary 935-7593

Board Minutes

Note: The Board is reorganized as a Planning Board for Bulk Variance Application 2018-02. Mayor Sean Elwell and Township Committeeman Joe McAllister return to Board. Applicant Mayor Sean Elwell steps down and is replaced by Board 1st Alternate, Ken Brown. Voting members for the application are Dave Faulhaber, Steve Cornman, George Parris, Frank Master, Kurt Kaufmann, Joe McAllister, Rich Kazunas, Bill McGowan, and Ken Brown.

Motion #8: Joe McAllister made a motion to approve requested application submission waivers for Schedule A, Item 6, and Schedule C, Items 19, 33, 41, 43, and 44. Ken Brown seconded the motion. The motion carried by a vote of 9 ayes, zero nays, and zero abstentions.

Motion #9: George Parris made a motion to deem the application complete. Rich Kazunas seconds the motion. The motion carried by a vote of 9 ayes, zero nays, and zero abstentions.

Applicant Sean Elwell is sworn in by the Board Solicitor. The applicant presents application 2018-02 to the Board. A summary of the application is provided including the positive (storage and protection of personal property) and negative (adjacent property is unavailable to enlarge the property) criteria required for application approval.

Motion #10: Ken Brown made a motion to open the meeting for public comment on the application. Frank Master seconds the motion. The motion carried by a vote of 9 ayes, zero nays, and zero abstentions. No one from the public commented on the application.

Motion #11: Joe McAllister made a motion to close the public comment portion of the meeting. bill McGowan seconds the motion. The motion carried by a vote of 9 ayes, zero nays, and zero abstentions.

Motion #12: Ken Brown made a motion to approve the Bulk Variance application. Joe McAllister seconds the motion. The motion carried by a vote of 9 ayes, zero nays, and zero abstentions.

Other Business:

Recommendations for changes to the Land Use Ordinance for storage building use for all non-conforming lots was received by the Township Committee for their action. Committee recommendations will be reviewed at a future Board meeting.

A Sub-Committee of the Board consisting of Dave Faulhaber, Sean Elwell, and Rich Kazunas was established to conduct a review of the Township's Master Plan as required by state regulations.

With no further business before the board, Joe McAllister made a motion to adjourn. Frank Master seconded the motion. The motion carried by a unanimous vote and the meeting was adjourned at 7:11 p.m.

Respectfully submitted,


Wm. Steve Cornman