

**HAINESPORT TOWNSHIP JOINT LAND USE BOARD
MINUTES**

Time: 7PM

September 7, 2022

1. Call to Order

The meeting was called to order at 7:00 pm by Mr. Krollfeifer.

2. Flag Salute

All participated in the Flag Salute

3. Sunshine Law

Notice of this meeting was published in accordance with the Open Public Meetings Act By posting on the municipal bulletin board, publication in The Burlington County Times and Courier-Post Newspapers, and by filing a copy with the Municipal Clerk

4. Announcement of “No new business after 11:00 PM”

5. Township Committee Resolution

Mr. Krollfeifer: We have a Township Resolution 2022-100A-6. Bianca Cuniglio resigned and we are making two changes on the Board. Chris Murphy is moving up to alternate #2 with the unexpired term until December 1, 2023. Steve Noworyta appointed to alternate #3 with the unexpired term until December 31, 2022.

Mr. Kingsbury swore in Chris Murphy and Steve Noworyta.

A. Hainesport Township Resolution 2022-100A-6

**HAINESPORT TOWNSHIP
RESOLUTION 2022-100A-6**

**RESOLUTION TO APPOINT CLASS IV ALTERNATE MEMBERS TO THE JOINT
LAND USE BOARD AND RE-ASSIGNING AN EXISTING ALTERNATE MEMBER
TO ALTERNATE #2 POSITION**

WHEREAS, Bianca Cuniglio, Class IV Alternate # 3 has resigned from the Joint Land Use Board, effective May, 17 2022.

BE IT RESOLVED by the Township Committee of the Township of Hainesport, County of Burlington and State of New Jersey that pursuant to N.J.S.A. 40:55D-23 the following appointments to the Hainesport Township Joint Land Use Board be approved to serve as volunteers.

BE IT FURTHER RESOLVED that the Mayor appoints other citizens of the municipality, other than a member of the governing body, to serve as alternate members of the Joint Land Use Board for a two year term as stated below:

Class IV Alternate #2, Citizen of the Municipality, 2-year unexpired term until December 31, 2023 Chris Murphy

Class IV Alternate #3, Citizen of the Municipality, 2-year unexpired term until December 31, 2022 Steve Noworyta

Class IV Alternate #4, Citizen of the Municipality, 2-year unexpired term until December 31, 2022 Vacant

BE IT FURTHER RESOLVED that a copy of this resolution be given to the CMFO, Administrator, and Joint Land Use Board Secretary for their records.

I, Paula L. Kosko do certify this to be a true copy of a resolution adopted by the Hainesport Township Committee at the regular meeting held on June 14, 2022.

Paula L. Kosko, RMC Township Administrator/Clerk

B. Resolution 2022-105-7 Municipal Resolution Consenting to Filing of Land Use Application Involving Municipal Property for Stormwater Discharge Through Block 100, Lots 9 & 10

Mr. Krollfeifer: Next is Township Resolution 2022-105-7 regarding stormwater discharge through Block 100 Lots 9 and 10. No action is required.

6. Roll Call

Present: Mayor MacLachlan, Mr. McKay, Mrs. Gilmore, Mr. Tricocci,
Mrs. Kelley, Mrs. Baggio, Mrs. Tyndale, Ms. Kosko, Mr. Krollfeifer,
Mr. Bradley, Mr. Murphy, Mr. Noworyta

Absent: Mayor MacLachlan

Also Present: Robert Kingsbury, Esq., Board Attorney
Paula Tiver, Board Secretary

7. Items for Business

**A. Case 19-09C: R & M Development, LLC
Block 100 Lots 8.03, 8.02
60 Bancroft Lane
Revised Subdivision, Preliminary/Final Subdivision Approval
Attorney: David C. Frank**

Mr. Krollfeifer: Mr. Frank requested a continuous to the October 5, 2022 at 7pm meeting by email dated September 7, 2022.

Mrs. Gilmore motioned to carry the application to the October 5, 2022 meeting.

Second: Mrs. Kelly

Roll call: Mrs. Gilmore, yes; Mrs. Kelley, yes; Mr. McKay, yes; Mr. Bradley, yes;
Mr. Tricocci, yes; Mrs. Baggio, yes; Mrs. Tyndale, yes; Ms. Kosko, yes;
Mr. Krollfeifer, yes

Motion carries.

Mr. Krollfeifer: We have a modification to the agenda to include the June 1, 2022 meeting minutes.

Mrs. Kosko motioned to amend the agenda.

Second: Mrs. Kelley

Roll call: Mrs. Kosko, yes; Mrs. Kelley, yes; Mr. Bradley, yes; Mr. McKay, yes;
Mrs. Gilmore, yes; Mr. Tricocci, yes; Mrs. Baggio, yes; Mrs. Tyndale, yes;
Mr. Krollfeifer, yes

Motion carries.

8. Minutes

A. Meeting minutes of June 1, 2022

Mrs. Gilmore motioned to approve.

Second: Mrs. Baggio

Roll call: Mrs. Gilmore, yes; Mrs. Baggio, yes; Mr. McKay, yes; Mrs. Tyndale, yes;
Mr. Bradley, yes; Mr. Tricocci, yes; Mrs. Kelley, yes;
Mr. Krollfeifer, yes

Motion carries.

9. Resolutions

A. 2022-11: Davenport Village LLC

Mr. Bradley

Second: Mrs. Baggio

Roll call: Mr. Bradley, yes; Mrs. Baggio, yes; Mr. McKay, yes; Mrs. Tyndale, yes;
Mrs. Gilmore, yes; Mr. Tricocci, yes; Mrs. Kelley, yes; Mr. Krollfeifer, yes

Motion carries to approve.

10. Correspondence

- A. Letter dated April 6, 2022 from Burlington Co. Planning Board to Mr. Depiero
Re: Hainesport Industrial Development – Coreone Site Plan, Block 98 Lot 2.01, 2.02, 2.08
- B. Public Notice dated May 24, 2022 from Land Dimensions
Re: Theresa Lourenco, Block 110 Lot 12.01, 1903 Ark Road, Application for Freshwater delineation and survey to NJDEP
- C. Letter dated May 25, 2022 from Tristate Engineering Inc. to Mrs. Tiver
Re: Hainesport Enterprises, Inc. Block 66.01 Lot 3 & 5, 1466 Route 38
- D. Letter dated May 26, 2022 from Mt. Holly Municipal Utilities Authority
Re: 1903 Ark Road, Block 110 Lot 12.01 Bulk Variance Application

- E. Public Notice dated June 7, 2022 from Langan Engineering
Re: Mary Way, Block 98 Lots 2.01, 2.02, 2.08, Letter for a Freshwater Wetlands Letter of Interpretation will be submitted to NJDEP
- F. Letter dated June 8, 2022 from Burlington Co Planning Board to Mr. Depiero
Re: Hainesport Industrial Development – Coreone Site Plan, Block 98 Lot 2.01, 2.02, 2.08
- G. Letter dated June 9, 2022 from Burlington Co. Planning Board to Mr. Depiero
Re: Hainesport Industrial Development – Coreone Site Plan, Block 98 Lot 2.01, 2.02, 2.08
- H. Letter dated June 9, 2022 from Burlington Co. Planning Board to Mr. DelDuca
Re: Davenport Village Affordable Apartments, Block 9.01 Lot 43
- I. Certification for continuance of plan dated June 20, 2022 from Burlington Co. Soil Conservation to Mr. Blair
Re: Lumberton Road site grading plan Block 95 Lot 3
- J. Letter dated July 25, 2022 from Ms. Plaia to Mr. Frank
Re: R & M Development, Notice of Hearing
- K. Letter dated July 26, 2022 from Ms. Plaia to Mr. Frank
Re: R & M Development, Notice of Hearing.
- L. Letter dated July 28, 2022 from Mr. Frank to Mrs. Tiver
Re: R & M Development, LLC Block 100 Lot 8 and part of 8.02 Application for Amended Final Major Subdivision request for hearing adjournment
- M. Memorandum dated August 1, 2022 from Mr. Lamilla to Mr. Gillespie
Re: Hainesport Township – Clean Water Act Letter
- N. Letter dated August 3, 2022 from Taylor Design to Land Use Board
Re: Hainesport Enterprises - Auto Care Center Block 66.01 Lots 3 & 5, 1466 Route 38 Resolution Compliance Signoff
- O. Letter dated August 25, 2022 from Alaimo Association to Ms. Kosko
Re: Hainesport Enterprise, Inc. Proposed Building Addition Block 66.01 Lot 3 & 5 Plan Distribution
- P. Certification dated August 9, 2022 from Burlington Co. Soil Conservation to Mr. Blair
Re: Davenport Village Expansion Block 9.01 Lot 43

Motion to accept and file: Mrs. Kelley

Second: Mrs. Tyndale

Roll call: Mrs. Kelley, yes; Mrs. Tyndale, yes; Mr. Bradley, yes; Mr. McKay, yes;
Mrs. Gilmore, yes; Mr. Tricocci, yes; Mrs. Baggio, yes; Ms. Kosko, yes;
Mr. Krollfeifer, yes;

Motion carries to accept and file.

10. Professional Comments - None

11. Board Comments

Mr. Krollfeifer: Welcome back to Mr. Noworyta.

12. Public Comments - None

Mr. Krollfeifer opened public comment. None. Closed public comment.

13. Adjournment

Mrs. Gilmore motioned to adjourn at 7:08pm.

Second: Mrs. Kelley

Roll call: All in favor.

Paula L. Tiver, Secretary