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Township of Mansfield

- County of Burlington -
ZONING BOARD
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MANSFIELD TOWNSHIP ZONING BOARD OF ADJUSTMENT AGENDA

Monday, December 2, 2013

WORK SESSION

WORK SESSION MEETING: 7:00 P.M.

REGULAR MEETING

CALL TO ORDER:

FLAG SALUTE:

ROLL CALL:

Board Members: Randy Allen, James Blackwell, Robert Harrison, James Soden, William Tahirak, Richard Tarantino, Ralph Wainwright, Alfred Vardalis, Jeanne Zalegowski

Professional Staff: Thomas J. Coleman, III, Solicitor; Berge Tumaian, Solicitor; Louis Glass, Planner; Harry McVey, Planner; Mark Malinowski, Engineer; Al Litwornia, Traffic Engineer

OPENING STATEMENT:

The notice requirements provided for in the 'Open Public Meetings Act' have been satisfied. Notice of this meeting was properly given in the annual notice, which was adopted by the Mansfield Township Zoning Board on January 7, 2013. Said resolution was published in the Burlington County Times on January 11, 2013, e-mailed to the Burlington County Times, Trenton Times and Register News, filed with the Clerk of the Township of Mansfield, posted on the official bulletin board at the Municipal Complex, filed with the members of this body, and mailed to each person who has requested copies of the regular meeting schedule and who has prepaid any charge fixed for such service. All the mailing, posting and filing having been accomplished on January 8, 2013.

Also notice was published in the Burlington County Times on Friday, May 31, 2013 changing the location of the meeting as well as notification via e-mail to the Burlington County Times, Trenton Times, the Register News, the Clerk of the Township of Mansfield, the members of this body, each person who has requested copies of regular meeting schedules, posted on the official bulletin board at the Municipal Complex and to anyone who has prepaid any charge fixed for such service with all the e-mailing and posting being accomplished on May 28, 2013.

PUBLIC COMMENTS:

The public may comment on non-agenda items.

MATTERS TO BE CONSIDERED BY THE BOARD:

COMPLETENESS ONLY:

COMPLETENESS & PUBLIC HEARING:

MEMORIALIZATION OF RESOLUTION:

Resolution 2013-10-15:

Application ZB13-03PFSP,V: Tri-State Petro, Inc., Block 1, Lots 1 & 2, 3372 Route 206

Application for Preliminary and Final Site Plan Approval and Variance Relief to permit demolition of the existing gasoline service station and construction of a new gasoline fueling canopy, truck fueling canopy, convenience store, and related site improvements.

Location: 3372 Route 206

Zoning District: C-2 Highway Commercial

Resolution 2013-10-16:

Application ZB09-07MSP-13: Homestead Plaza II Corp – Blk.4230, Lot 151

Application for Amendment/Revision to an Approved Site Plan for Homestead Plaza II for addition of drive-thru to stand alone commercial retail on pad site in (C-1) Zoning District.

Location: 23205 Columbus Road

Zoning District: C-1 Neighborhood Commercial

Application Filed: October 15, 2013

Public Comments

(Formal official action may be taken)

APPROVAL OF MINUTES: November 4, 2013 Regular

REQUEST FOR APPROVAL TO ATTEND CLASS TO KEEP CERTIFICATION:

CORRESPONDENCE:

BILL LIST:

EXECUTIVE SESSION:

RESOLUTION NUMBER 2013-10-17

Resolved that pursuant to Section 8 of the Open Public Meetings Act, the public shall be excluded from that portion of the meeting involving discussion of Personnel & Litigation.

Further Resolved that discussion of such subject matter in executive session can be disclosed to the public when the matter has been resolved.

NEXT SCHEDULED MEETING: January 6, 2014

MOTION FOR ADJOURNMENT:

Submitted by: Sheri L Hannah, Secretary