

UPPER TOWNSHIP PLANNING BOARD VIRTUAL MEETING MINUTES MAY 20, 2021

The regular meeting of the Upper Township Planning Board was held as a virtual meeting and was called to order at 7:30 p.m.

SUNSHINE ANNOUNCEMENT

SALUTE TO THE FLAG

ROLL CALL

Present: Curtis Corson, Ted Kingston, Janet McCrosson, Christopher McGuire, Craig Reeves, Robert Young, Gary Riordan, Mayor Richard Palombo and Joseph Harney.

Absent: Georgette Costello, John Klebaur.

Also, in attendance were Jeffrey Barnes, Board Solicitor; Paul Dietrich, Board Engineer; Shelley Lea, Board Secretary and Zoning Officer.

APPROVAL OF THE MAY 5, 2021 MEETING MINUTES

A motion to approve the minutes was made by Mr. Riordan, seconded by Ms. McCrosson, and approved. Abstain: Palombo.

ANNOUNCEMENT

Chairman Harney announced this will be the last virtual meeting. The June meeting will be held in person at the Township Hall.

APPLICATIONS

1. 201 WILLARD LIQUOR, LLC C/O JULIAN FOX – BLOCK 850 LOTS 1, 1.01, 2, 3, 3.01, 4 & 5 – PB 04-2021

Applicant is requesting preliminary and final site plan approval and variances to allow the construction of a restroom in an existing two-story accessory building at the Deauville Inn, 201 W Willard Avenue in Strathmere, New Jersey.

Dorothy McCrosson, Attorney for the applicant, stated that since the May meeting, she has re-noticed to include lot 2, the former Uncle Bill's Pancake House, since parking is provided there. She stated that remote parking is permitted in the ordinance. Also, since the May meeting the board has hired Tiffany Morrissey, Planner, to review the site plan and prepare a report. She has not received the report from the planner and Mrs. Morrissey is unable to attend tonight's meeting. Mrs. McCrosson sent a letter to the board secretary requesting to table the matter and waive the tolling of time.

Solicitor Barnes agreed that Mrs. Morrissey should be in attendance to answer any questions and be cross examined. He stated that Mr. Kingston participating in the last hearing since he was not within 200 feet. Since lot 2 has been added to the application Mr. Kingston is now within 200 feet and cannot participate in the application. He discussed the parking at the former Uncle Bill's. He discussed the multiple discrepancies in the plans submitted vs the plan that was approved in 2006. He stated the issue with the awning was retracted in the beginning of the first hearing. An analysis of the bathroom was done it now appears that site plan approval and variances relief is not needed to convert the storage structure. He feels the applicant should submit a new application without any additional fees having to be paid. A new notice should be done, and Mrs. Morrissey should finalize her report.

Mrs. McCrosson stated that she will file a new application once she receives the planners report.

A motion to waive all application fees involved in a new application was made by Mr. Harney, seconded by Mrs. McCrosson, and approved.

2. REVIEW AND POSSIBLE REVISIONS TO THE REVISED GENERAL ORDINANCE CHAPTER 20

Mr. Corson and Mr. McGuire abstained due to a conflicts.

Mr. Dietrich feels it would be appropriate to hold another campground subcommittee meeting. He recommends tabling the discussions on all ordinances until the next meeting.

PUBLIC PORTION

David Cummings, 1808 S Commonwealth Avenue, Strathmere, was sworn. He asked the board to hold a virtual and in person meeting next month due to the high number of callers on the meeting.

RESOLUTION

1. STEPHEN BREUNIG – BLOCK 600 LOT 50 – PB 02-2021

A motion to adopt the resolution was made by Mr. Young, seconded by Ms. McCrosson, and approved. Abstain: Palombo.

2. GEORGE AND CATHERINE TURNER – BLOCK 477 LOT 21 – SUB 02-2021

A motion to adopt the resolution was made by Ms. McCrosson, seconded by Mr McGuire, and approved. Abstain: Palombo.

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BILLS

A motion to approve the bills was made by Mr. McGuire, seconded by Ms. McCrosson, and approved.

ADJOURNMENT

A motion to adjourn the meeting was made by Mr. Kingston, seconded by Mr. Corson, and approved. The meeting was adjourned at 8:15 p.m.

Submitted by,

Shelley Lea