

**Call to Order:**

The meeting was called to order at 7:00 p.m. by Chairman Salvadori who read the following statement: "Notice of this meeting was given as required by the Open Public Meetings Act in the Annual Notice of Meetings. This notice was sent in writing to the South Jersey Times on January 11, 2017. A copy was posted on the second floor bulletin board of Town Hall and a copy was given to the Township Clerk. In addition, notice for this evening's public hearing was sent in writing to the South Jersey Times.

The Board saluted the flag.

Roll call: Present – Mr. Fritz, Mr. Kozak, Mr. Manfredi, Mr. Mercado, Mr. McLaughlin, Mr. O'Reilly, Mr. Sebastian, Mr. Salvadori. Absent – Ms. Fox, (excused), Ms. Pellegrini, (excused), Mr. Sander, (excused). Also present – Mr. Coe, Solicitor, Mr. Garbowski, Council Liaison.

**Memorialization of Resolutions:**

1. #17-19 – App. #17-05 – Warren Wisdom – Lot Area/Side Yard/Height Variances Approved

Motion by Mr. McLaughlin, seconded by Mr. Fritz to adopt resolution #17-19. Roll call vote: Ayes – Mr. McLaughlin, Mr. Fritz, Mr. Kozak, Mr. Manfredi, Mr. Mercado, Mr. Salvadori. Nays – Zero. Abstentions – Zero.

2. #17-20 – App. #17-06 & #WSP-13-17 – Allen Beiler – Use Variance Approved

Motion by Mr. Kozak, seconded by Mr. Fritz to adopt resolution #17-20. Roll call vote: Ayes – Mr. Kozak, Mr. Fritz, Mr. Manfredi, Mr. Mercado, Mr. McLaughlin, Mr. Salvadori. Nays – Zero. Abstentions – Zero.

3. #17-21 – App. #17-08 – Skydive Cross Keys – Use Variance Approved

Motion by Mr. Kozak, seconded by Mr. McLaughlin to adopt resolution #17-21. Roll call vote: Ayes – Mr. Kozak, Mr. McLaughlin, Mr. Fritz, Mr. Mercado, Mr. Salvadori. Nays – Zero. Abstentions – Zero.

**Extension Request:**

1. #1776 – 607 Main Morgan, LLC – One Year Extension on Preliminary Approval

Present – Vincent D'Elia, applicant's attorney, Cliff Gail, applicant.

**Extension Request: (continued)**

1. #1776 – 607 Main Morgan, LLC (continued)

Member's packets contained: 1. Letter dated April 3, 2017 prepared by Vincent D'Elia.

Mr. D'Elia introduced himself as the applicant's attorney. Mr. D'Elia stated that the site in question is right on the corner of Virginia Avenue and Main Street. It was approved as an affordable housing project; however the economy has not recovered as much as they had hoped in order to get this project started. Mr. Gail was sworn in by Mr. Coe. Mr. Gail stated that the affordable housing project qualifies for funding; however the last round of funding was not enough to cover the expenses so they are on the list for the next round of funding. They are asking to have the one year extension hoping that they will get the funding.

Motion passed to open the application to the public. There being none, motion passed to close the application to the public.

Motion by Mr. McLaughlin, seconded by Mr. Fritz to grant the one year extension. Roll call vote: Ayes – Mr. McLaughlin, Mr. Fritz, Mr. Kozak, Mr. Manfredi, Mr. Mercado, Mr. O'Reilly, Mr. Salvadori. Nays – Zero. Abstentions – Zero.

**Public Hearings:**

1. #17-07 – Frank Bialowas – Use Variance

Mr. Salvadori announced that application #17-07 for Frank Bialowas has been postponed at the applicant's request. The hearing will be adjourned to the June 20, 2017 regular meeting. No new notice will be sent.

**Public Portion:**

Motion passed to open the meeting to the public. There being none, motion passed to close the meeting to the public.

**Closed Session:**

1. #17-22 – Resolution to enter into closed executive session concerning litigation for application #17-01 Crossroads Treatment Center. Motion by Mr. McLaughlin, seconded by Mr. Kozak to adjourn to closed session. Voice vote; all ayes, motion passed. Adjourned at 7:11 p.m.

The Board returned from closed executive session at 7:46 p.m. Mr. Coe announced that the matters discussed in closed executive session involved pending litigation and cannot be disclosed at this time.

**Reports:**

No reports.

**Approval of Minutes:**

1. 4/18/17 regular meeting.

Motion by Mr. McLaughlin, seconded by Mr. Mercado to approve the minutes from the April 18, 2017 regular meeting. Voice vote; all ayes, motion passed.

**Adjournment:**

The meeting was adjourned at 7:48 p.m.

These minutes are an extract from the meeting that was held on the above date and are not a verbatim account or to be construed as an official transcript of the proceedings. The tape of the meeting is stored in the office of the Board.

Ninette Orbaczewski  
Clerk Transcriber