

A G E N D A

Call to Order / Salute to Flag / Roll Call / Proper Notice 1/8/21

Memorialization of Resolutions

Public Hearings

1. Application #20-49 – Paul McCullough – Percentage of Lot Coverage Variance

The applicant is seeking a percentage of lot coverage variance for 18' x 41'7" inground pool; concrete walk & patio (899 sf); concrete swim spa pad (117 sf) and a future covered roof deck (842 sf); the maximum percentage of lot coverage allowed is 30%; proposed is 36.10%; and any other variances/waivers that may be required for the Board to approve this application. The property for which approval is being sought is in the RG-PR (Regional Growth Planned Residential District) zone and is located at 1419 Cranleigh Lane and is also known as Block 36.0101 Lot 9.

2. Applications #20-50 , #507-SP & #1856 - Wood Management, LLC – Use Variance, Preliminary & Final Major Site Plan, Minor Subdivisio

The applicant is requesting Minor Subdivision Approval to subdivide Lot 7 situated within Block 14301 into two (2) lots: proposed Lot 7.01 to remain a residential dwelling unit; and, proposed Lot 7.02 for vehicle parking and storage; and, For Preliminary and Major Site Plan Approval for Lots 4, 8, 9 and 10, also situated within Block 14301, to retain the existing retail garden center situated on Lot 10; to develop and construct eight (8) self-storage buildings on Lots 8 & 9 and to propose consolidation of these lots; to allow vehicle parking and storage to be located on the rear portion of proposed Lot 7.02; to construct an access drive that extends from the existing retail garden center on Lot 10 through the entirety of the parcels and site to an access easement through Lot 4 and Airport Drive (to the North) which will provide access to the proposed vehicle parking and self-storage areas; to continue farming and allow composting operations on Lot 4; mulching operations and manufacturing on Lot 10 including two (2) existing water storage holding tanks, together with the following variances and/or waivers pursuant to N.J.S.A. 40:55D-70(c) (commonly referred to as a "bulk variance"), N.J.S.A. 40:55D-70(d)(1) (commonly referred to as a "use variance"), N.J.S.A. 40:55D-70(d)(3) (commonly referred to as a "conditional use variance"), N.J.S.A. 40:55D-10.3 (commonly referred to as "waivers") and other applicable sections under the Municipal Land Use law as the Board deems applicable. The properties in question is located on N. Tuckahoe Road and is located in the Business Park zone.

The properties in question are owned by the following companies:

Lot 4, Block 14301: Loring, Inc., a New Jersey corporation; Lot 7, Block 14301: Loring, Inc., a New Jersey corporation; Lots 8 & 9, Block 14301: Lot 8 is owned by Wood Management, LLC; and, Lot 9 is owned by Fred Smith Orchards, Inc.; and, Lot 10, Block 14301: Fred Smith Orchards, Inc. d/b/a Peach Country Garden Center.

Public Portion

Reports

Approval of Minutes

January 19, 2021 Regular Meeting

Adjournment