Call to Order:

The reorganization meeting of the Monroe Township Planning Board was called to order at 6:33 p.m. on January 16, 2025 by Mrs. Gallagher. Notice of this meeting was sent in writing to the newspaper published on December 22, 2024, and was posted on the second-floor bulletin board and on the Township website;

"Be advised, no new item of business will be started after 10:30 p.m., and the meeting shall terminate no later than 11:00 p.m. Please note, audio and video of this meeting is being recorded in accordance with Township Ordinance O:56-2024. A copy of this recording will be posted on the Township's website for the public to view at their convenience."

The Board saluted the flag.

Roll call:

Present; Mr. Carino, Mr. Colavita, Mr. Cummiskey, Ms. Fasano, Mr. Fooder, Mr. Kozak, Mr. Rice. Also present; Mr. Fiore, Solicitor, Mr. Heverly, Council Liaison, Ms. Gallagher, Secretary, Ms. Gabbianelli, Clerk Transcriber. Excused: Mr. Heffner, Mr. McGeehan.

Appointments to the Board

a. Brian Cummiskey – Class IV Member, 4-year term, 1/1/25 to 12/31/28
b. Dan Kozak - Class IV Member, 4-year term, 1/1/25 to 12/31/28
c. Robert McGeehan - Class IV Member Alternate I, 2-year term, 1/1/25 to 12/31/26

Election of Chairman:

Ms. Gallagher opened nominations for the election of a Chairman. Mr. Colavita nominated Mr. Cummiskey, seconded by Ms. Fasano. With no other nominations, Ms. Gallagher cast a vote for Mr. Cummiskey as Chairman. Voice vote; All Ayes. Nays-Zero motion passed.

Election of Vice Chairman:

Mr. Cummiskey opened nominations for Vice Chairman. Mr. Kozak nominated Mr. Colavita, seconded by Ms. Fasano. With no other nominations, Mr. Cummiskey cast a vote for Mr. Colavita as Vice Chairman. Voice vote; All Ayes. Nays- Zero. Motion passed.

Memorialization of 2024 Resolutions:

1. #103-24 Andrey Letushko- Use Variance & Minor Site Plan Approved
2. #104-24 Edward & Christine Bochanski- Side, Rear, and Front Yard Variances Approved
4. #105-24 Robert Smith- Lot Width and Lot Frontage Variances Approved

Memorialization of 2024 Resolutions (continued):

5. #106-24 Serena & Andrew Smith- Lot Coverage Variance Approved
6. #107-24 Paul Hartman- Lot Width and Lot Frontage Variances Approved

Motion to Approve Resolutions by Mr. Rice, seconded by Mr. Carino. Voice vote; All Ayes. Nays- Zero. Motion passed.

Reorganization Resolutions:

a. Res. #01-2025 – ZBA Secretary & Assistant Secretary

Mr. Cummisky opened nominations for Secretary and Assistant Secretary. Mr. Colavita made a motion to nominate Ms. Gallagher and Ms. Gabbianelli, seconded by Mr. Carino. With no other nominations, Mr. Cummiskey cast a vote. Voice vote; All Ayes. Nays-Zero, motion passed.

b. Res. #02-2025 Zoning Board Schedule of Meetings

Mr. Cummiskey reviewed the proposed scheduled meeting dates. Motion to accept the 2025 meeting schedule by Mr. Fooder, seconded by Mr. Colavita. Voice vote; All Ayes. Nays- Zero. motion passed.

c. Res. #03-2025 Zoning Board of Adjustment Solicitor

Mr. Cummiskey opened nominations for Board Solicitor. Mr. Kozak nominated Charles Fiore, seconded by Ms. Fasano. With no other nominations, Mr. Cummiskey cast a vote. Voice vote; All Ayes. Nays-Zero, motion passed.

d. Res. #04-2025 Zoning Board Rules and Regulations

Mr. Cummiskey opened nominations to adopt the Rules and Regulations. Mr. Colavita made a motion to adopt the Rules and Regulations, seconded by Mr. Rice. Voice vote; All Ayes. Nays-Zero, motion passed.

e. Res. #05-2025 Zoning Board Planner

Mr. Cummiskey opened nominations for Board Planner. Mr. Colavita nominated Adam Warburton from Colliers Engineering, seconded by Mr. Fooder. With no other nominations, Mr. Cummiskey cast a vote. Voice vote; All Ayes. Nays-Zero, motion passed.

Reorganization Resolutions (continued):

f. Res. #06-2025 Zoning Board Engineer

Mr. Cummiskey opened nominations for Board Engineer. Mr. Colavita nominated Tim Kernan from Colliers Engineering, seconded by Mr. Fooder. With no other nominations, Mr. Cummiskey cast a vote. Voice vote; All Ayes. Nays-Zero, motion passed.

e. Res.#07-2025 Zoning Board Clerk Transcriber

Mr. Cummiskey opened nominations for Clerk Transcriber. Mr. Colavita nominated Ms. Gabbianelli, seconded by Mr. Fooder. With no other nominations, Mr. Cummiskey cast a vote. Voice vote; All Ayes. Nays-Zero, motion passed.

h. #08-2025 Zoning Board Official Newspapers

Mr. Cummiskey opened nominations for Official Newspapers. Mr. Colavita made a motion to approve South Jersey Times and Courier Post as the official newspapers of the Zoning Board, seconded by Mr. Fooder. Voice vote; All Ayes, Nays- Zero, motion passed.

i. #09-2025 Zoning Board Conflict Solicitor

Mr. Cummiskey opened nominations for Conflict Solicitor. Mr. Colavita nominated Joe Rocco from Campbell & Rocco, seconded by Mr. Fooder. With no other nominations, Mr. Cummiskey cast a vote. Voice vote; All Ayes. Nays-Zero, motion passed.

Public Portion: None

Reports: Mr. Heverly thanks the Board for being appointed council liaison for another term.

Minutes:

1. December 12, 2024

Motion to Approve minutes. All Ayes. Nays- Zero, motion passed

Adjournment: The meeting was adjourned at 6:41 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.
Respectfully submitted by: Scottie Gabbianelli, Clerk Transcriber