

MINUTES
MAPLE SHADE PLANNING BOARD
JANUARY 23, 2019

The regular and reorganization meeting of the Planning Board was called to order by Acting Attorney Stephen J. Boraske, Esq., Florio Perrucci Steinhardt & Fader.

All rose for the Pledge of Allegiance.

Meeting has been advertised in accordance with the State Open Public Meetings Act.

Mr. Boraske administered oath of office to:

Charles Kauffman, Class I, Mayor & Member, Term Expires 12/31/2019
Claire Volpe, Class III, Member, Term Expires 12/31/2019
Teresa Porrini, Class IV Member, Term Expires 12/31/2022
Frank Troso, Class Alt.#1, Term Expires 12/31/2020

Absent: Joseph Andl, Class II Member, Term Expires 12/31/2019

Due to Chairman Dugan's absence, Vice Chairman Porrini presided over Board.

Roll Call:

Present: Justin Bennett
Charles Kauffman
Teresa Porrini
Claire Volpe
Robert Wilt
Frank Troso, Alt. 1

Absent: Joseph Andl
Joseph Dugan
Angelo Spinelli
Heather Talarico
Raj Bath, Alt. 2

Also Present: Stephen J. Boraske, Esq., Acting Solicitor
John Cantwell, P.E., P.P., C.M.E., Engineer

Organization of the Board:

Nomination of Chairman. **Joseph Dugan** (Porrini/Troso) All In Favor.

Nomination of Vice Chairman. **Teresa Porrini** (Volpe/Kauffman) All In Favor.

Appointment of Attorney. **Florio Perrucci Steinhardt & Fader** (Kauffman/Volpe). All In Favor.

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Appointment of Engineer. **Remington & Vernick** (Troso/Volpe) All In Favor.
Appointment of Secretary. **Debbie Henderson** (Volpe/Kauffman) All In Favor.
Appointment of Environmental Engineer. **Environmental Resolutions** (Kauffman/Volpe) All In Favor.
Consent Approval of Meeting dates for the year as set by Council. (Troso/Second) All In Favor.
Consent Approval of Official Newspaper authorized by Council. Courier Post, the Central Record and Burlington County Times. (Motion/Kauffman) All In Favor.

New Business:

461 Rt 38 W. – Block 144; Lot 18; Thu Hien Hoang (Beauty Salon); P-18-17
Zone: Highway Commercial (HC) Existing Use: Travel Store (Formerly Dream Vacations)
Application: Change of Use - Site Plan Waiver request – convert space into beauty salon

Thu Hien Hoang, Applicant, sworn in by Attorney Boraske.

Proposed beauty salon (primarily nail salon; some waxing). Hours of operation: Weekdays – 10 AM – 7 PM; Saturday – 9:30 AM – 6 PM; Sunday – 10 AM – 4 PM. Number of employees: approximately 3. Mr. Cantwell commented on signage. No work proposed on outside of building. No hazardous waste/recycling. Parking is compliant with Code.

Board: None.

Public: None.

Motion to Close Public Portion: Troso/Second. All In Favor.

Motion to Approve: Wilt/Second. Roll Call: All Approve.

475 Rt 38 W. – Block 144; Lot 10; Gary Mathoan; P-19-1
Zone: Highway Commercial (HC) Existing Use: Gas Station
Application: Change of Use - Site Plan Waiver request – convert old workshop into convenience store

Continuance – applicant not ready to move forward with application.

6 N. Forklanding Rd. – Block 63; Lot 8; Vanessa Frank-Finney; P-19-2
Zone: Downtown Business (DB) Existing Use: Vacant (formerly 90-day Abs)
Application: Change of Use - Site Plan Waiver request – convert space into office

Vanessa Frank-Finney sworn in by Attorney Boraske.

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Attended Site Plan meeting. Current business is on Main Street; proposed location is larger and is a more comfortable space for her and employees; has ample parking. Business generates leads for commercial contractors; on phones and computers. Hours of operation: 9 AM – 4 PM., Monday – Friday. Number of employees: currently 4; possible increase of 1 or 2 additional employees. No customers visiting site; everything is cyber.

Board: None. Engineer: Everything has been addressed.

Public: None.

Motion to close public portion: Troso/Kauffman. All In Favor.

Motion to Approve: Volpe/Troso. Roll Call: All Approve.

Old Business: None

Minutes:

November 28, 2018

Motion to Approve: Kauffman/Troso. Roll Call: All Approve.

Reports:

Solicitor: Resolutions

2018-PB-14: 417 S. Forkland Rd. – Block 113; Lot 1; minor subdivision, Joe Angelo
Troso/Second. Roll Call: All Approve.

Eligible to Approve:	Joseph Andl	Theresa Porrini
	Justin Bennett	Heather Talarico
	Joseph Dugan, Chairman	Robert Wilt
	Charles Kauffman	Frank Troso, Alt. #1

Engineer:

Mr. Cantwell: update on State law governing performance guarantee.

Community Development: None.

Adjourn

Motion to Adjourn: Troso/Wilt. All Approve.