

RESOLUTION: 20-2022

WESTAMPTON TOWNSHIP LAND DEVELOPMENT BOARD

APPLICANT'S NAME: Woodlane Logistics, LLC (MRP Industrial NE, LLC)
BOARD'S DECISION: Continued Application for Use Variance and Preliminary and Final Major Site Plan Approval
PROPERTY ADDRESS: Irick and Woodlane Road - Block 804, Lot 12
ZONING DISTRICT: I - Industrial Zone
DATE OF HEARING: August 3, 2022

WHEREAS, Woodlane Logistics, LLC (MRP Industrial NE, LLC) ("Applicant") filed an application with the Westampton Land Development Board ("Board") requesting a use variance and preliminary and final site plan approval. The Applicant is proposing to construct two warehouse buildings totaling approximately 520,320 square feet. The proposed Warehouse Building 1 will contain 307,520 square feet, including 9,200 square feet of office space, and the proposed Warehouse Building 2 will contain 205,140 square feet, including 9,800 square feet of office space. The use variance is to permit the existing cell tower to continue to operate at the site in addition to the proposed warehouse uses. The proposed development will contain over 503 parking spaces, 92 loading spaces, and 45 trailer parking stalls. Access to the site will be provided through a right turn in and right/left turn out driveway on Irick Road. The site will also feature several stormwater management basins on the southern, western, and northern ends of the site. The property is located at Irick and Woodlane Roads, Westampton, New Jersey, designated as Block 804, Lot 12 on the Township Tax Map ("Subject Property"). The Subject Property is within the I - Industrial Zone; and

WHEREAS, the Board had jurisdiction to hear this matter (the "Application") under the New Jersey Municipal Land Use Law ("MLUL"), *N.J.S.A. 40:55D-1 et seq.*; and

WHEREAS, during the August 3, 2022 Board meeting, the Applicant, through its attorney, Michael F. Floyd, Esquire, requested the Application be carried to a future Board meeting due to certain Board members having connection issues with Zoom so only five voting members of the Board were present; and

WHEREAS, during the New Business portion of the August 3, 2022 Board Meeting it was announced the Applicant requested to carry this Application to a special Board meeting to be announced by the Board in order to advise any members of the public present for the Application that the Application would be heard at the next meeting; and

WHEREAS, the Board has decided to hold a Special Meeting to hear the Application from the Applicant on September 20, 2022 at 6:30 p.m.

NOW, THEREFORE, BE IT RESOLVED, by the Land Development Board of the Township of Westampton, that the Applicant's request for a use variance and preliminary and final major site plan approval on the Subject Property in the I - Industrial Zone was and is hereby **CONTINUED**, subject to the testimony and representations set forth on the record by the Applicant, and any conditions set forth herein.

WESTAMPTON LAND DEVELOPMENT BOARD

BY: David M. Guerrero
David Guerrero, Vice Chairman

ATTEST: Jodie Termi
Jodie Termi, Board Secretary

DATE MEMORIALIZED: 9/7/22