

WESTAMPTON TOWNSHIP LAND DEVELOPMENT BOARD

RE- ORGANIZATION MEETING

JANUARY 3, 2018 7:00 P.M.

MINUTES

The regularly scheduled meeting of the Westampton Township Land Development Board was held at the Municipal Building on Rancocas Road on January 3, 2018 at 7:00 P.M. The meeting was called to order by Secretary Marion Karp and the opening statement required by Sunshine Law was read. This meeting was advertised in the Burlington County Times on January 5, 2017 and posted in the Municipal Building. All guests were welcomed.

Everyone stood for the Pledge of Allegiance. New Board members Mr. Blair, Mr. Borger, Mr. Myers and Mr. Wisniewski were sworn in by Secretary Marion Karp.

Roll Call: Present: Mr. Applegate, Mr. Barger, Mr. Blair, Mr. Borger, Mr. Freeman, Mr. Guerrero, Mr. Mumbower, Mr. Myers, Mr. Wisniewski
Absent: Ms. Haas, Mr. Henley

Motions are needed for the following appointments:

Mr. Guerrero made a motion to nominate Mr. Barger for Chairman; the motion was seconded by Mr. Mumbower. A second motion nominating Mr. Borger was made by Mr. Wisniewski; the motion was seconded by Mr. Applegate. A third motion nominating Mr. Guerrero was made by Mr. Barger; the motion was seconded by Mr. Mumbower. A roll call vote was taken on the first motion: Mr. Barger, Mr. Guerrero and Mr. Mumbower voted yes; Mr. Applegate, Mr. Blair, Mr. Borger, Mr. Freeman, Mr. Wisniewski and Mr. Myers voted no. The motion failed to carry. A roll call vote was taken on the second motion: Mr. Barger, Mr. Guerrero and Mr. Mumbower voted no; Mr. Applegate, Mr. Blair, Mr. Borger, Mr. Freeman, Mr. Wisniewski and Mr. Myers voted yes. The motion carries, Mr. Borger would serve as Chairman for 2018.

Mr. Guerrero made a motion to nominate Mr. Barger for Vice Chairman; the motion was seconded by Mr. Mumbower. A second motion was made by Mr. Wisniewski to nominate Mr. Applegate; the motion was seconded by Mr. Borger. There were no other nominations made. A roll call vote was taken on the first motion: Mr. Barger, Mr. Guerrero and Mr. Mumbower voted yes; Mr. Applegate, Mr. Blair, Mr. Borger, Mr. Freeman, Mr. Wisniewski and Mr. Myers voted no. the motion failed to carry. A roll call vote was taken on the second motion: Mr. Barger, Mr. Guerrero and Mr. Mumbower voted no; Mr. Applegate, Mr. Blair, Mr. Borger, Mr. Freeman, Mr. Wisniewski and Mr. Myers voted yes. The motion carries, Mr. Applegate would serve as Vice Chairman for 2018.

Mr. Blair made a motion to nominate Marion Karp for Secretary; the motion was seconded by Mr. Guerrero. There were no other nominations. All voted yes.

Mr. Blair made a motion to nominate Lou Capelli of Florio, Steinhardt and Fader; the motion was seconded by Mr. Wisniewski. There were no other nominations. All voted yes.

Mr. Barger made a motion to nominate CME Engineers; the motion was seconded by Mr. Guerrero. There were no other nominations. All voted yes.

Marion Karp swore in the Board professionals.

The minutes of the December 6, 2017 meeting were approved as written.

Resolutions:

23-2017 Dolan Contractors, Inc., Block 203, Lot 1.03 (32 Springside Road) – amended site plan (addition of fencing, guard booth, patio, flagpole, gate) – was memorialized

24-2017 Dolan Contractors, Inc., Block 203, Lot 1.03 (32 Springside Road) – additional modifications to site including berm – was memorialized

Old Business:

None

New Business:

None

Open Meeting for public comment

Janet Curran, 123 Main Street – things have changed a lot over 25 years; she is disappointed that Dave Barger wasn't appointed as Chairman. She is sorry to see what is happening in the Township.

Shirley Jacob, 113 Sharpless Blvd. – thinks that David Guerrero was responsible for protecting the residents in Spring Meadows from the Camuto warehouse; she is forever indebted to him for doing what he did; the fight would have ended 10 years ago without his leadership. The Board didn't enforce the planned height of the berm and they don't listen to residents. She is happy that this fight is over.

Gary Berberian, 138 Winstead Drive – asked if the Board secretary could create a matrix of how Board members vote, separated by class. This was something that he could create but the secretary would not be tasked with such a job.

Comments from the Board

Mr. Wisniewski – is excited to be here and is looking forward to getting involved.

Mr. Applegate – congratulations to the new appointees and the Mayor; he appreciates the support of the Board in appointing him Vice Chairman.

Mr. Barger – congratulations to the new Chairs and the professionals; he appreciates the comments tonight. His goal was to take what was perceived by the public as a biased board to an unbiased board; he wanted to take politics out of it. We need to think independently and leave egos and politics at the door.

Mr. Mumbower – regarding the Dolan project; the Board members come and go but the residents are left holding the bag. However we do have a responsibility to work with developers and adhere to the codes.

Mr. Blair – has heard some upsetting comments tonight; he has been here for 21 years. The Board tries to hear the resident's issues and attempt to solve problems; sometimes you can't reach a middle ground. You are never going to hide a 35 foot high warehouse; he thinks it is an unfair statement that the Board doesn't listen to residents; concessions certainly were made. A lot of effort was put into the project; he is concerned for the residents and works with everyone.

Mr. Borger – thanks to those that voted for him; he will do his best as Chairman. Everyone has an equal vote on this Board. Each Board member weighs each application in terms of its impact on the citizens, the Township as a whole, as a ratable and must keep in mind the MLUL that governs over all. The Township of Westampton is what we are here for; everyone takes it very seriously; The Board listens to public comment; both those in support and those against. He hasn't seen any favoritism and no political partisanship. Some members of the public may be unhappy because they aren't getting what they want. The Boards renders decisions that are best for the entire Township of Westampton; he is confident this will continue through 2018. You can't please everyone; they will do collectively what is best as a majority. Both the engineer and the solicitor are a big asset to the Township.

Mr. Freeman – congratulations to Ron and Gary and the professionals. He wants to encourage the Board to work together; it can be hard to be objective and unbiased but he can say that whether they agree or disagree he sees the work get better because people with different views come in. Even though they don't always agree with each other, they work together. He didn't sense that the Board was anything than objective with Mike Dolan.

There being no further business, the meeting was adjourned.

Respectfully submitted,

Marion Karp, Secretary
Westampton Township Land Development Board