Minutes of the Commercial Township Land Use Board meeting was held at the Municipal Hall in Port Norris on **September 26, 2022**. The Chairperson called the meeting to order at 6:40 pm. It was advised that the meeting was being electronically recorded in accordance with the Open Public Meeting Act. All joined in the Flag Salute.

**SYNOPSIS:**

**Roll Call:**

Michael Vizzard, Mayor

Joe Klaudi, Committee Man

LaRae Smith, Class IV Board Member, Chairperson

Debra Karp, Class IV Board Member, Vice Chairperson

Edward Fox, Class IV Board Member

Heike Wheatly, Class IV Board Member

Matt Wheatly, Alternate I

Nathan Van Embden, Solicitor

Stefanie Muessig, Board Secretary

Guy DeFabrites, Engineer (Alternate)

**Absent:**

John Nardone, Environmental Commission (Absent)

Dean Berry, Class IV Board Member (Absent)

Emmett Vandegrift, Alternate II (Absent)

Steve Nardelli, Engineer (Absent)

**Minutes:**

August 24, 2022 (live meet)

A Motion was made by Mr. Wheatly and Seconded by Ms. Karp to approve the minutes from August 24, 2022.

Roll Call:

Joe Klaudi Yes

Michael Vizzard Yes

Edward Fox Yes

Debra Karp Yes

Heike Wheatly Yes

Matt Wheatly Yes

LaRae Smith Yes

**Resolutions:**

*None*

**NEW BUSINESS**

*None*

**CORRESPONDENCE**

* *The New Jersey Planner*, Vol. 83 No. 4

**BOARD BUSINESS**

* **Raashidah Bowman**

Block 166 Lot 1.05

2016 Spring Garden Road

*Bulk Variance*

Ms. Smith calls Ms. Raashidah Bowman to come forward. Mr. Van Embden swears her in. Ms. Bowman states that she purchased property in the township about a year or two ago. She said she would like to build her dream home on it. Mr. VanEmbden asked if she got to review the report from Fralingers office. She has reviewed and supplied all changes and elements needed. Ms. Bowman plans on living in the house if approved. Mr. Vizzard and Board members discuss changes. They determine the rear side is no long being needed due to the new placement of home. Mr. Guy DeFabrites confirmed that all engineering requirements were met.

A Motion was made by Mr. Klaudi and Seconded by Mr. Vizzard to approve the Bulk Variance for Block 166 Lot 1.05; 2016 Spring Garden Road.

**Roll Call:**

Joe Klaudi Yes

Michael Vizzard Yes

Edward Fox Yes

Debra Karp Yes

Heike Wheatly Yes

Matt Wheatly Yes

LaRae Smith Yes

**BILL LIST**

*None*

**APPROVE BILL LIST**

*NO BILL LIST*

**OPEN TO PUBLIC**

Ms. LaRae Smith opens the floor to the public. Ms. Deedra Brewer steps forward and states her name and address while getting sworn in by Mr. Van Embden. She starts by saying she owns the property next to Bill Henderson. She and Mr. Henderson have had an ongoing issue about the property on Jeffries Road over the years. She provides information reflecting the disputes. Mr. Van Embden informs her that the question about Jefferies Road can be handled by the Tax Assessor or Township Clerk. Ms. Brewer would like a letter stating that the road is Township-owned to provide to the Court when she attends on Oct. 5th with Mr. Henderson. She is told by Mr. Van Embden to contact the Clerk’s office during business hours for that information.

A Motion was made by Ms. Karp and Seconded by Ms. Wheatly to close to the public. All were in favor, none opposed.

**ADJORN MEETING**

With no other business, a motion was made by the Chairperson to adjourn the meeting.

All were in favor, none opposed.

Stefanie Muessig

Board Secretary

Next meeting: October 26, 2022