

Minutes of the Commercial Township Land Use Board meeting was held at the Municipal Hall in Port Norris on **January 25, 2023**. The Chairperson called the meeting to order at 6:34 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
Dustin Piccolo, Environmental Commission
LaRae Smith, Class IV Board Member, Chairperson
Debra Karp, Class IV Board Member, Vice Chairperson
Dean Berry, Class IV Board Member (Absent)
Heike Wheatly, Class IV Board Member
Matt Wheatly, Alternate I
Emmett Vandegrift, Alternate II (Absent)
Nathan Van Embden, Solicitor
Gretchen Esquilin, Alternate Board Secretary

Absent:

Edward Fox, Class IV Board Member (Absent)
Steve Nardelli, Engineer (Absent)
Stefanie Muessig, Board Secretary (Absent)

REORGANIZATION:

First order is to appoint a Chair. Only a Class IV member can be nominated for the Chair or Vice Chair positions.

LaRae Smith nominated by Debra Karp and seconded by Matt Wheatly for Chair.
With no other nominations a vote was taken as thus:

Roll Call:

Joe Klaudi	Yes
Dustin Piccolo	Yes
Michael Vizzard	Yes
Debra Karp	Yes
Dean Berry	Yes
Heike Wheatly	Yes
Matt Wheatly	Yes
Emmitt Vandegrift	Yes
LaRae Smith	Yes

LaRae Smith was named Chairperson. Nathan Van Embden resumed with Reorganization.

Debra Karp was nominated by Matt Wheatly for Vice Chair and seconded by Dean Berry.
With no other nomination a vote was taken as thus:

Roll Call:

Joe Klaudi	Yes
Dustin Piccolo	Yes
Michael Vizzard	Yes
Debra Karp	Abstain
Dean Berry	Yes
Heike Wheatly	Yes
Matt Wheatly	Yes
Emmitt Vandegrift	Yes
LaRae Smith	Yes

Debra Karp was named Vice Chairperson.

Nathan Van Embden was nominated by Debra Karp and seconded by Matt Wheatly for Board Solicitor.
With no other nominations a vote was taken thus:

Roll Call:

Joe Klaudi	Yes
Dustin Piccolo	Yes
Michael Vizzard	Yes
Debra Karp	Yes
Dean Berry	Yes
Heike Wheatly	Yes
Matt Wheatly	Yes
Emmitt Vandegrift	Yes
LaRae Smith	Yes

Nathan Van Embden was named Board Solicitor.

A motion was made by Heike Wheatly and seconded by Debra Karp for the nomination of Stefanie Muessig for Board Secretary.

With no other nominations a vote was taken thus:

Roll Call:

Joe Klaudi	Yes
Dustin Piccolo	Yes
Michael Vizzard	Yes
Debra Karp	Yes
Dean Berry	Yes
Heike Wheatly	Yes
Matt Wheatly	Yes
Emmitt Vandegrift	Yes
LaRae Smith	Yes

Fralinger Engineering (Steve Nardelli) was nominated by Dean Berry and seconded Matt Wheatly for Board Engineer.

With no other nomination a vote was taken thus:

Roll Call:

Joe Klaudi	Yes
Dustin Piccolo	Yes
Michael Vizzard	Yes
Debra Karp	Yes
Dean Berry	Yes
Heike Wheatly	Yes
Matt Wheatly	Yes
Emmitt Vandegrift	Yes
LaRae Smith	Yes

Fralinger Engineering (Steve Nardelli) is the Board Engineer.

A motion was made by Matt Wheatly and seconded John Dean Berry to keep South Jersey Times.

With no other nominations a vote was taken thus:

Roll Call:

Joe Klaudi	Yes
Dustin Piccolo	Yes
Michael Vizzard	Yes
Debra Karp	Yes
Dean Berry	Yes
Heike Wheatly	Yes
Matt Wheatly	Yes
Emmitt Vandegrift	Yes
LaRae Smith	Yes

South Jersey Times official paper of the Board. Time and Dates will also be posted on the Township website.

Minutes:

December 28, 2022

A Motion was made by Debra Karp and Seconded by Matt Wheatly to approve the minutes from December 28, 2022

Roll Call:

Joe Klaudi	Yes
Dustin Piccolo	Yes
Michael Vizzard	Yes
Debra Karp	Yes

Dean Berry	Abstain
Heike Wheatly	Yes
Matt Wheatly	Yes
Emmitt Vandegrift	Abstain
LaRae Smith	Yes

Resolutions:

NEW BUSINESS

Our meeting dates right now are the 4th Wednesday of the Month at 6:00pm, A list of tentative dates were listed by Nathan Embden for the upcoming year which will be held at the Township Hall. A motion was made by Emmitt Vandegrift and seconded by Matt Wheatly to keep the meeting dates and times the same.

With no other nominations a vote was taken thus:

Roll Call:

Joe Klaudi	Yes
Dustin Piccolo	Yes
Michael Vizzard	Yes
Debra Karp	Yes
Dean Berry	Yes
Heike Wheatly	Yes
Matt Wheatly	Yes
Emmitt Vandegrift	Yes
LaRae Smith	Yes

Meetings are to be held on the 4th Wednesday of each month at 6:00 pm.at the Township Hall.

CORRESPONDENCE

- Application for NJDEP Freshwater Wetland General Permit #24 For Block 229 Lot 7-6308 Brown Street Commercial Township, Cumberland Co, NJ Our Comm. No.30826.00
- Freshwater Wetlands Letter of interpretation: Line Verification File No.0602-06-004-04.1 FWW220001 Applicant: Raashidah Bowman Block 166 Lot 1.05 Commercial Township, Cumberland County Watershed: Maurice River (Below Menantico Creek) Sub-watershed: Maurice River (Route 548 to Menantico Creek)
- Land Mining Extraction Inspections 2023-U.S. Silica Co. Site

BOARD BUSINESS

BILL LIST

APPROVE BILL LIST

A motion was made by Matt Wheatly and seconded by Debra Karp to approve the Bill List.
All in favor, none opposed.

OPEN TO PUBLIC

A Motion was made Heike Wheatly and Seconded by Dean Berry to open and 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: January 25, 2023