

TOWNSHIP OF EVESHAM

Planning Board

Minutes

October 5, 2023

7:00 P.M.

Municipal Building

Call to Order

Meeting brought to order by Chairperson Killion-Smith at 7:00 p.m.

Flag Salute

Statement of Conformance with Open Public Meetings Act

Chairperson Killion-Smith made the statement that this meeting is being conducted in accordance with the New Jersey Open Public Meetings Act and all other applicable laws of the State of New Jersey. Notice of the conduct of this meeting has been posted in the Evesham Township Municipal Building and published in a newspaper of general circulation within the time required by law. All proceedings will be in accordance with the Open Public Meetings Act, the Municipal Land Use Law, and any other applicable laws of the State of New Jersey.

Present: Bock, Costello, Friedman, Higginbotham, Todd, Everhart, Deputy Mayor Freeman, Mayor Veasy, Killion-Smith

Absent: Wyllner, McLaughlin

Staff: Karp, Kinney

Continuation of Scheduled Matters – None

New Business

1. 260 Elmwood Road

P23-06

Block 19.01, Lot 4

Evesham Municipal Utilities Authority

'Section 31 Capital Review' – for New Storage Building

Wayne Simpson – Alaimo Associates – sworn

Location is the Elmwood Treatment Plant

Use for parts and tools to make repairs and is a centralized location

Pre-engineered building 96' x 48' – 200/250' off of Elmwood Road

Present location is vacant

Building would have an entry/exit way

Will store trucks in winter

Small office (24' x 16')

Will match existing buildings

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Chair Killion-Smith – how many trucks and will there be a new driveway
Mr. Simpson – there will be 2 trucks and the existing driveway will be extended

Board Member Todd – will the building be heated
Mr. Simpson – the building should maintain 50 to 60 degrees – office will have heating and air-conditioning

Vice-Chair Everhart – asked about light
Mr. Simpson – present lighting is sufficient

Board Member Friedman – will there be any additional foliage
Mr. Simpson – existing lawn is there now

Public Comment – None

Motion to approve P23-06 MUA – 2260 Elmwood Road-Capital Improvement that is consistent with the Master Plan – Higginbotham

Second – Everhart

Ayes: Bock, Costello, Friedman, Higginbotham, Todd, Everhart, Deputy Mayor Freeman, Mayor Veasy, Killion-Smith

2. 301 East Main Street

P23-07

Block 29, Lot 1 (2; 3 & 3.01)

'Section 31 Capital Review' for Driving Range Improvements

Jessica D. Hauber, Remington & Vernick Engineers – Project Manager -sworn

Clubhouse improvement project

Will be operational during construction

Will mill the driveway

Old building will be demolished to build new building

Will not trigger any change to storm water – no change to run off

Comments from the Environmental Commission will be taken into consideration

Gave an overview of the interior and exterior of the building

Interior should seat approximately 36, exterior approximately 48

Reviewed building elevations and rendering

Solar panel will be considered in the future

Mayor Veasy – asked to clarify that fencing in the back to hide equipment

Board Member Higginbotham – Environmental Commission recommends rain gardens if

possible

Mayor Veasy – project will be done in 2 phases – phase 1 – the building, phase 2 – the bays – possible landscaping suggestions can be done later

Board Member Todd questioned the location of the fence
Ms. Hauber – fence will be along walkway, replacing what is there now

Vice-Chair Everhart – at this time there is no food service correct?
Mayor Veasy – delivery drop off can be considered

Chair Killion-Smith – where are the dumpsters
Mayor Veasy – near the Gibson House

Vice-Chair Everhart - asked about lighting
Ms. Hauber – no new lighting is proposed

Deputy Mayor Freeman – use is from dawn to dusk

Vice-Chair Everhart – asked if building would have the same hours
Mayor Veasy – not determined at this time

Public Comment – None

Motion to approve P23-04 – Driving Range Improvements that are consistent with the Master Plan with consideration to fencing, loading zone, landscaping and lighting as needed – Todd
Second – Higginbotham
Ayes: Bock, Costello, Friedman, Higginbotham, Todd, Everhart, Deputy Mayor Freeman, Mayor Veasy, Killion-Smith

Minutes

Motion to approve 8-17-2023 as corrected -Higginbotham
Second – Everhart
Ayes: Friedman, Higginbotham, Todd, Everhart, Mayor Veasy, Killion-Smith

Memorialization of Resolution

Motion to approve 2023-PB-16 – Route 73 Property LLC- P22-04 - Higginbotham
Second – Todd
Ayes: Friedman, Higginbotham, Todd, Everhart, Mayor Veasy, Killion-Smith

Motion to approve 2023-PB-17 – Rooted of Evesham – P23-04 - Everhart

Second - Higginbotham

Ayes: Friedman, Higginbotham, Todd, Everhart, Mayor Veasy, Killion-Smith

Public Comment - None

Board Comment - None

Communication/Organization – Ms. Kinney reported to the Board that the Pinelands Commission reviewed and determined that Ordinance 13-8-2023 – Evesham landfill solar Energy Redevelopment Plan, dated July 7, 2023 raises no substantial issues

Next Meeting – 10-19-2023

Meeting Adjourn – 7:40 p.m.