

# Township of Southampton

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Planning Board Secretary  
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## PLANNING BOARD MINUTES REGULAR MEETING May 6, 2021 6:00 p.m.

**Call to order:** The meeting was called to order at 6:01PM

**Flag Salute**

**Roll Call**

***Present:*** Ms. Conover, Mr. Coyle, Mr. Hagerthey, Mr. Heston, Mr. Kavanagh, Mr. Keebler, Chairman Magazzo, Mr. Raftery and Mr. Schwarz.

***Also in attendance:***

Edward Fox, Board Planner  
Peter Lange, Board Solicitor

### **Reading of the Statement of Compliance with the Open Public Meetings Act**

#### **Minutes:**

Adoption of the April 1, 2021 regular meeting minutes, as presented prior to this meeting.

**Mr. Schwarz** made a motion to approve the April 1, 2021 regular meeting minutes; **Mr. Kavanagh** seconded.

**Ayes:** Ms. Conover, Mr. Coyle, Mr. Hagerthey, Mr. Heston, Mr. Kavanagh, Mr. Keebler, Chairman Magazzo, Mr. Raftery and Mr. Schwarz

#### **Discussion:**

Consistency Review Development Plan – BEMS

Mr. Fox reviewed the completed Redevelopment Plan for BEMS Landfill non-condemnation redevelopment area, dated April 8, 2021 (revised April 22, 2021) with the Planning Board. Mr. Fox detailed changes that were made to the initial investigation report previously presented to the Planning Board, and the reasons for any changes made. After Mr. Fox's review, Chairman Magazzo opened the floor to questions from Board members. Seeing none, he opened the meeting to the public. There was one member of the public viewable through Zoom; however, no public comments or questions were made.

**Mr. Raftery** made a motion finding the development plan consist with the Master Plan and offers recommendation of the redevelopment plan to the Southampton Township Committee; **Mr. Schwarz** seconded.

**Ayes:** Ms. Conover, Mr. Coyle, Mr. Hagerthey, Mr. Heston, Mr. Kavanagh, Mr. Keebler, Chairman Magazzo, Mr. Raftery and Mr. Schwarz

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## Consistency Review Development Plan – Red Lion Diner

Mr. Fox reviewed the completed Redevelopment Plan for BEMS Landfill non-condemnation redevelopment area, dated April 8, 2021 (revised April 22, 2021) with the Planning Board. Mr. Fox detailed changes that were made to the initial investigation report previously presented to the Planning Board, and the reasons for any changes made. After Mr. Fox's review, Chairman Magazzo opened the floor to questions from Board members. Seeing none, he opened the meeting to the public. There was one member of the public viewable through Zoom; however, no public comments or questions were made.

**Mr. Schwarz** made a motion finding the development plan consist with the Master Plan and offers recommendation of the redevelopment plan to the Southampton Township Committee; **Mr. Kavanagh** seconded.

**Ayes:** Ms. Conover, Mr. Coyle, Mr. Hagerthey, Mr. Heston, Mr. Kavanagh, Mr. Keebler, Chairman Magazzo, Mr. Raftery and Mr. Schwarz

### **Resolutions:**

2021.08P - Consistency Review Development Plan – BEMS

**Mr. Keebler** made a motion memorialize resolution 2021.08P; **Mr. Schwarz** seconded.

**Ayes:** Ms. Conover, Mr. Coyle, Mr. Hagerthey, Mr. Heston, Mr. Kavanagh, Mr. Keebler, Chairman Magazzo, Mr. Raftery and Mr. Schwarz

2021.09P - Consistency Review Development Plan – Red Lion Diner

**Mr. Kavanagh** made a motion memorialize resolution 2021.09P; **Mr. Schwarz** seconded.

**Ayes:** Ms. Conover, Mr. Coyle, Mr. Hagerthey, Mr. Heston, Mr. Kavanagh, Mr. Keebler, Chairman Magazzo, Mr. Raftery and Mr. Schwarz

Preliminary Review  
South Pemberton Road Investigation/Study

**Public Comment:** None

### **Motion for adjournment:**

**Mr. Heston** made a motion to adjourn at 6:48PM and **Ms. Schwarz** seconded.  
Motion passed with a unanimous voice vote.