

**SOUTHAMPTON TOWNSHIP
PLANNING BOARD
REGULAR MEETING MINUTES
April 6, 2023**

Vice Chairman Schwarz call the regularly scheduled to order at 6:01 p.m. After the flag salute, was the reading of the open public meeting act statement.

RECORD OF ATTENDANCE

Ms. Conover – present	Mr. Coyle - absent
Mr. Hagerthey – present	Mr. Heston – present
Mr. Kavanagh – present	Mr. Keebler – absent
Chairman Magazzo – absent	Mr. Raftery – present
Vice Chairman. Schwarz - present	

Professionals:

Peter Lange, Attorney – present	Edward Fox, Planner – present
Rakesh Darji – absent	Michele Gittinger, Secretary – present

MINUTES

Minutes were submitted for approval for the regular meeting of March 2, 2023. Moved by Mr. Raftery, 2nd by Mr. Kavanagh to approve.

Vote: Ms. Conover – Yes	Mr. Coyle – absent
Mr. Hagerthey – Yes	Mr. Heston – Yes
Mr. Kavanagh – Yes	Mr. Keebler – absent
Chairman Magazzo – absent	Mr. Raftery – Yes
Vice Chairman. Schwarz - Yes	

NEW APPLICATIONS -

140 Landing Street
Michael Tippin
Block 903, Lot 9
Minor Subdivision

Mr. Roy asked for a postponement to May 4, 2023. Moved by Mr. Raftery, 2nd by Mr. Heston to postpone the hearing without further need for advertisement.

Roll call: Ms. Conover – Yes	Mr. Coyle – absent
Mr. Hagerthey – Yes	Mr. Heston – Yes
Mr. Kavanagh – Yes	Mr. Keebler – absent
Chairman Magazzo – absent	Mr. Raftery – Yes
Vice Chairman. Schwarz - Yes	

DISCUSSION -

Route 206 & 70
Red Lion Diner Amended Redevelopment Plan
Block 3002, Lot 5, 5.02, & 5.03

The Board was presented with an amended redevelopment plan for the Red Lion Diner. Mr. Fox reviewed a memo and the updated plan with the Board explaining the changes. Mr. Fox testified that the amendments to the plan would make the updated plan still consistent with the Southampton Township Master Plan. Discussion open and closed to the public. Moved by Mr. Raftery, 2nd by Mr. Kavanagh to deem the Amended Red Lion Diner Non-Commendation Redevelopment Plan consistent with the Southampton Township Master Plan.

Roll call: Ms. Conover – Yes	Mr. Coyle – absent
Mr. Hagerthey – Yes	Mr. Heston – Yes
Mr. Kavanagh – Yes	Mr. Keebler – absent
Chairman Magazzo – absent	Mr. Raftery – Yes
Vice Chairman. Schwarz - Yes	

Route 206 & 38

Dermody Warehouse Redevelopment Plan

Block 403, Lot 12.01, 12.03, 12.04, & 12.05

The Board was presented with a redevelopment plan for the Dermody Warehouse. Mr. Fox reviewed the non-condemnation plan with the Board. Mr. Fox testified that, in his opinion, the prepared plan would be consistent with the Southampton Township Master Plan. Moved by Mr. Raftery, 2nd by Mr. Kavanagh to deem the Non-Commendation Redevelopment Plan for Dermody Warehouse consistent with the Southampton Township Master Plan.

Roll call: Ms. Conover – Yes

Mr. Hagerthey – Yes

Mr. Kavanagh – Yes

Chairman Magazzo – absent

Vice Chairman. Schwarz - Yes

Mr. Coyle – absent

Mr. Heston – Yes

Mr. Keebler – absent

Mr. Raftery – Yes

OPEN TO THE PUBLIC – Mr. Jeffrey Sibbett, employee of Mt. Holly Kawasaki spoke to the board regarding the status and progress of the addition taking place at his employers building. Mr. Sibbett was questioning if he could occupy the space without the project being complete. Mr. Lange indicated that the Board was not able aid with the request; rather, Mr. Sibbett would be better offered help by calling the Southampton Township Construction Office. Public portion closed.

COMMENTS BY THE BOARD – Mr. Fox spoke to the Board regarding the potential need to update the submission checklist for Minor Subdivisions to include the new regulations for Stormwater Management. After a brief discussion, Mr. Lange suggested a meeting among Board Professionals from both the Planning and Zoning Board of Adjustments to determine the best practices as well as to determine what neighboring towns are doing to address the issue. Mr. Heston requested that the Board revisit the matter during the May Regular meeting.

ADJOURNMENT

Moved by Mr. Heston, 2nd by Mr. Raftery to adjourn the meeting at 7:07pm; all in favor

Respectfully submitted,

Michele Gittinger, Secretary