

**MAYOR**  
Denice DiCarlo

**TOWNSHIP COMMITTEE**  
Jeff Hansen  
Jerry Maher  
James Mehaffey  
Adam Reid



**Township Administrator**  
Deborah Turner-Fox

**Chief Finance Officer**  
Christine Greenwood

**Acting Municipal Clerk**  
Lee Ann DeHart

**WEST DEPTFORD TOWNSHIP**

**Municipal Building**

400 Crown Point Road  
West Deptford, New Jersey 08086  
Phone (856) 845-4004

**ZONING BOARD OF ADJUSTMENTS**

**REGULAR MEETING MINUTES**

**Tuesday February 9, 2016 at 7:00 PM**

- I. **CALL THE MEETING TO ORDER:** The regular monthly meeting of the West Deptford Township Zoning Board was held on Tuesday February 9, 2016 at 7:00 PM at the Municipal Building. Chairman Mr. Robinson called the meeting to order, lead the Flag salute and asked for roll call. Mr. Robinson also read the open public meetings act as follows: public notice has been given by the Board Secretary in the following manner: by posting written notice on the official bulletin board of the Municipal Building on January 4, 2016, by mailing written notice to the South Jersey times and Courier Post on January 4, 2016 and by filing notice with the Township Clerk on January 4, 2016.

**Present:**

Mr. Ken Boody (Alt. 1)	Ms. Maureen Concordia
Mr. Phil MacAdams ( Alt. 2)	Mr. Rick Nichols
Mr. James Robinson	Mr. Paul Wallowitch

**Absent:**

Mr. Mike McManamy

- II. **APPROVAL OF MINUTES:** The January 12, 2016 minutes were motioned for approval by Mr. Nichols and seconded by Mr. Boody. All in favor.

**NEW BUSINESS:**

**1. USE VARIANCE 2016-2 - Approved**

**APPLICANT:** Alanric Food Distributors

**PROPERTY:** 100 Cento Blvd.

**LOCATION:** Block 346, Lot 1.23, Map 29

**ACTION DESIRED:** A use/hardship variance to construct an employee parking lot. Alanric operates offices and a warehouse on the adjacent site. The site is approximately 14 acres and the disturbance is 102,259 sq.ft. The proposed parking lot is to be constructed on the southern side of Cento Blvd. The new parking lot is proposed to be situated where there now exists an unimproved row of trees and open ground. The new lot will be located directly next to Alanric's southern driveway with two curb cuts for access to Alanric's driveway. No new internal roads are proposed

Sworn in to provide testimony for the application was Larry DiVetro of Land Dimensions, and employee of Alanric employees Joseph Pogue, Andrew Hogg, Engineer from Land Dimensions and Eryk Gazdzinski, Attorney for the Applicant. They each discussed the history and landscape of the business being in the Township since 1988 and employing over 140 people. They discussed the wetlands not being an issue as DEP has already issued an approval. Due to the shape of the lot, the current parking situation is not adequate. The applicant submitted the three exhibits as follows: A-1 Site Plan Rendering; A-2 Overall

Site Rendering; A-3 Site Plan. Mr. Augustyn discussed the positive and negative criteria wherein he surmised it was positive for the Township to permit the variance. There will be crosswalks installed in the lot and commented on an additional waiver of landscape. He provided exhibit Augustyn 1 as part of his report. Mr. Callaway stated that all approvals by this board are conditional of outside agency approval, there is no traffic analysis needed and the plant operates in 3 shifts on a 24/7 basis. The new lot will not impose additional dust, fumes. Noise from parking and will consist of 38 spaces and 2 ADA-Handicapped spaces. With no additional questions or comments from the Board, the Chairman opened the floor to the public. No one chose to come forward and speak therefore closing the public portion. Mr. Wallowitch made the motion to approve the application with an additional waiver of landscape. Mr. Nichols seconded the motion and roll call vote was 6 yes 0 no.

**CORRESPONDENCE/REPORTS:** Chairman Robinson regretfully read the resignations of Mr. Bill Bondar and Mr. Jacob Leise. Motion to accept the resignations came from Mr. Nichols and seconded by Ms. Concordia and all were in favor. Mr. Augustyn invited new members to attend the required course for new Zoning members on February 13, 2016.

**III. MEMORIALIZE RESOLUTIONS**

<u>2016-01- Calvary Church</u>	
Motion	Mr. Nichols
Second	Mr. Boody
Roll Call Vote	6 yes 0 no)

**IV. OPEN THE MEETING TO THE PUBLIC:** None

**V. ADJOURNMENT** A motion for adjournment was made by Mr. Wallowitch seconded by Ms. Concordia. All in favor

Respectfully Submitted,

Ms. Michelle Hack  
Recording Secretary

Adopted on April 12, 2016