

# TOWNSHIP OF QUINTON PLANNING BOARD

## SEPTEMBER 13<sup>TH</sup>, 2022

### MEETING MINUTES

The meeting of the Planning Board was called to order at 7:00 p.m. by Chairman John Allen.

Flag salute was held, and it was determined that the meeting was posted in a public place and advertised in the official newspaper.

Chairman John Allen read the Open Public Meeting Statement.

Roll Call: John Allen, James Freels, Joseph Hannagan, Jr., Alison O'Boyle, William Remster, Marjorie Sperry, Kiel Winkels and Larry Winkels

Also Present: William Horner, Esq., Lawrence DiVietro, PE, Andrew Hogg, PE and Bonita Bell

Absent: Cody Banks - Susan Van Sciver (did not attend as a Board Member - did attend the meeting and sat in the public section).

A motion was made by Larry Winkels to approve the July 12<sup>th</sup>, 2022 Meeting Minutes. Alison O'Boyle seconded the motion.

#### Roll Call Vote:

John Allen	Yes
James Freels	Yes
Alison O'Boyle	Yes
William Remster	Yes
Larry Winkels	Yes

All were in favor with the exception of Joseph Hannagan, Jr., Marjorie Sperry and Kiel Winkels, who abstained.

Mr. Horner went over the withdrawal of the applications by AAVCQU Property and G. W. Cawman & Son, Inc.

Discussion was held regarding Warehouse Zoning and the Master Plan. Mr. Horner talked about the Master Plan and looking forward for the Township growth.

Mr. DiVietro spoke about the Master Plan and that it is supposed to be updated every six years.

Considerable time and discussion were spent on suggestions for updating the Plan before it was adopted. The Master Plan is a “vision” for the Township.

Suggestions for changes to the Township can be made as it grows which can implement zoning protections.

The light industrial areas could be one of the sections that could be considered for changes.

Funds have to be budgeted for the review and updates. At this time no funds have been allocated to a new review of the Master Plan.

Hardship variances - Board Members have to look at the positive and negative criteria.

Marge Sperry made a motion to open the meeting to the public. Larry Winkels second the motion, all were in favor and the meeting was opened to the public.

Mark Van Sciver spoke about warehouses and the positive impact on the Township.

Recording stopped to change the disc.  
Recording resumed.

Mark Van Sciver continued his conversation on looking at the warehouse as a business.

Mrs. Mathis inquired about the Golf Course and Brian Sheets.

Mr. Sheets has not provided an application to the Planning Board therefore no discussion can be held.

Joan Connor spoke about the Master Plan and inquired if we could table applications. Applications cannot be tabled.

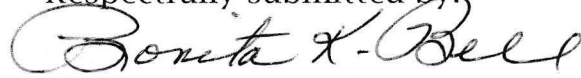
Chris Connor brought up PSE&G and stated that it impacts Delaware more than our County.

Larry Winkels made a motion to close the meeting to the public. Joseph Hannagan, Jr. seconded the motion. All were in favor and the public portion was closed.

Larry DiVietro, PE was authorized to look further into defining the Warehouse Ordinance, exit strategy, bond, etc.

Marjorie Sperry made a motion to adjourn the meeting. Joseph Hannagan, Jr. seconded the motion. All were in favor. The meeting was adjourned at 8:50 p.m.

Respectfully submitted by:



Bonita K. Bell

Approved: October 11, 2022