

**MEETING MINUTES OF NOVEMBER 3, 2021
JOINT LAND USE BOARD
TOWN OF HAMMONTON**

The regular meeting of the Town of Hammonton Joint land Use Board of Adjustments was called to order this day by Chairman Edward Marinelli at approximately 7pm with the announcement of the Sunshine Law and Fire Exit Procedures. The Pledge of Allegiance was recited. This meeting was televised.

PRESENT:

Ralph Capaccio
Michael Hozik
Michael Messina
Bill Brinkerhoff
James Matro
Gordon Pherribo
Mickey Pullia
Ch. Ed Marinelli

ABSENT:

Ray Scipione
Councilman Oliva
Brooke Sacco
Jonathan Baske
Chris Kalani
Robin Ripa

ALSO PRESENT:

Joseph McGroarty, Esq – Bd Solicitor
Stuart Wisner – ARH, Bd Planner
ARH, Bd Engineer
ARH, Bd Engineer
Kimberly MacLane, Bd Secretary

Mr. Messina made a motion to adopt the Minutes of October 20, 2021 and was seconded by Mr. Pullia. Dr. Hozik abstained as he was absent from that meeting. All others in favor.

PLANNING BOARD ISSUES

MARIO & SHARON DIGEROLAMO
CURB & SIDEWALK WAIVER
689 N 3RD STREET APPL#11-21PB
BLOCK 1803/LOT 3.01/ZONE R3

Applicant wishes consideration for a waiver of curb and sidewalk. Sworn in by solicitor was Mario & Sharon DiGerolamo who currently reside at 147 Yorktown Blvd. Applicants testified that there is little to no foot traffic. There are no properties in that area have curb & sidewalk. Mr. Pherribo expressed his opinion that curb and sidewalk would make it safer and he believes that all new development should have it because if not then how do we get it accomplished if it keeps getting approved. Mr. DiGerolamo expressed that curb and sidewalk would affect drainage and that would make for dangerous road conditions. Board solicitor made known that if approved, that if in the future the Town decides to mandate curb and sidewalk in the future that they would have to comply. Applicants were in agreement.

Open to the public. None came forward. Public portion closed.

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Mr. Capaccio made a motion to approve and was seconded by Mr. Pherribo. Dr. Hozik voted no. All others in favor so motion carries.

BRANDON & SHARON WATSON
MINOR SUBDIVISION
319 N CHEW RD APPL#9-20PB
BLOCK 2402/LOTS 25 & 29.01/ZONE R2

Applicant wishes to purchase a part of property owned by Melinda Mazzeo and add to their property. Sworn in by Board Solicitor were: Jeff Brennan, Esq, Brandon & Sarah Watson and Melinda Mazzeo. Currently Ms Mazzeo owns a home on flag lot directly behind Mr. & Mrs. Watson, whereas there is a strip of land that runs beside the Watson's property. They wish to purchase that strip to add to their property with no proposed building other than a fence to make backyard safer for their daughter. It would not really hold any reason or benefit for Ms. Mazzeo to keep that land as it does not benefit her in any way. Some variances were required for existing structures on both properties and both owners were in agreement that they each don't have a problem with those structures remaining were they are.

Open to the public. None came forward. Public portion closed.

Dr. Hozik made a motion to approve and was seconded by Mr. Matro. Mr. Pherribo voted no. All others in favor. Motion carries.

Our next meeting will be held on Wednesday, November 17, 2021 at 7pm.

Meeting is adjourned.

These minutes are respectfully submitted this 12th day of November, 2021 by,

Kimberly MacLane, fill in for Board Secretary.