

Meeting Minutes October 19, 2022
Joint Land Use
Town of Hammonton

The regular meeting of the Hammonton Joint Land Use Board was called to order this day by Chairman Marinelli in the Council Chambers at approximately 7 P.M. with the announcements of the Sunshine Laws and fire exit procedure. The Pledge of Allegiance was recited.

PRESENT:

Ralph Cappaccio
Michael Messina
Councilman Oliva
Mickey Pullia
James Matro
Bill Brinkerhoff
Chairman Marinelli

ABSENT:

Chris Kalani
Gordon Pherribo
Michael Hozik
Ray Scipione
Councilman Wuillermin
Jonathan Baske

ALSO PRESENT:

Mark Hermann
Joseph McGroarty, Esq
Shelly DiChurch, Secretary

“Chairman Marinelli called for a motion to approve the September 7, 2022, meeting minutes”. The motion was made by Mickey Pullia and seconded by Michael Messina. The minutes were approved.

PLANNING BOARD ISSUES

Tyler Dornewass
623 N 3rd St
Hammonton NJ 08037 (Block 2104, Lot 7)
ARH # 11-70021.09 Application # 15-21 PB

Joe McGroarty swore in the following:

Tyler Dornewas
623 N 3rd St
Hammonton NJ 08037

Tyler Dornewass began with stating that he agreed with the ARH report for his case regarding his curb and sidewalk waiver. Mr. Dornewass had stated that ARH noted that this home is being built on a County Rd and the County does not require curb and sidewalk. Chairman Marinelli stated that having curb and sidewalk is beneficial. Mr. Dornewass stated that the County or Town should install curb and sidewalk along the entire road. Mr. Dornewass continued to state that he did price out curb and sidewalk but was told that curbing would not benefit the water drainage. Mark Hermann spoke referring to the lot grading plan which had shown curb and sidewalk, continuing to say that ARH recommended no curbing based on the drainage. Mark Hermann also stated

that the town has received some grant money to provide sidewalk and at some point in the near future sidewalks will be installed on this road. Mark Hermann referred to a letter he received from the County stating that no approval was given to install a driveway. Tyler Dornewass stated that no driveway had been installed. Mark Hermann stated that was in the letter but was a County issue to speak to them about. Mark Hermann also spoke about a drainage pipe that was shown on the Grading plan that had been removed. Councilman Oliva questioned if the County is paving and if the curbing will extend. Mark Hermann answered that the road will be paved but there will be no curbing. Councilman Oliva questioned if there was a time frame for the sidewalk project. Mark Hermann answered that Bob Vettese was present and would be better suited to respond to that.

Chairman Marinelli opened the meeting to the public.

Bob Vettese (public works manager) came forward. Bob Vettese had stated that the sidewalk project was about 2 years away from finalizing the plans. Mr. Vettese explained that these funds had been applied for in 2018 thru the safe route to schools program and the town will seek additional funds . Joe McGroarty stated that pursuant to the state and D&R the city can revisit this curb and sidewalk waiver if it became appropriate to do so (such as the town providing sidewalk on this street the applicant Tyler Dornewass will be then responsible to participate).

“Chairman Marinelli called for a motion. Michael Messina made a motion and was seconded by James Matro. Motion was approved.

DISCUSSION

Chairman Marinelli questioned the process for mandating curb and sidewalk, stating that when he purchased his home here in Hammonton some years ago that the bank would not provide his home loan without installing curb and sidewalk. Joe McGroarty stated that installing curb and sidewalk is mandatory with the option to go before the board to apply for a curb and sidewalk waiver. Joe McGroarty continued to state that it was based on the Joint Land Use Board to decide to grant or deny these waivers based on the facts presented to them for each case and that the board had been granting a lot of these waivers that were presented to them.

ZONING BOARD ISSUES

THERE WERE NO ZONING BOARD ISSUES.

RESOLUTIONS

THERE WERE NO RESOLUTIONS.

GENERAL BUSSINESS

The next meeting will be in person on December 7, 2022, at the Town of Hammonton, 100 Central Ave on the 1st floor in the Courtroom.

ADJOURNMENT

Respectfully submitted this day of Monday October 24, 2022 by

Shelly DiChurch