



TOWNSHIP OF GALLOWAY
DEPARTMENT OF COMMUNITY DEVELOPMENT
PLANNING AND ZONING BOARDS
300 E. JIMMIE LEEDS ROAD GALLOWAY, NJ 08205
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Heather Butler
Planning/Zoning Board Administrator

MINUTES
PLANNING BOARD
JUNE 3, 2021

Board Chairman Ken Sooy called the meeting to order at 7:00 pm.

Present: Matt Ayers, Russell Banks, Lee Campbell, Tony Coppola, Mary Crawford, Steve Fiedler, Tom Guercioni, Don Purdy, Ken Sooy

Absent: Matthew Geese

Approval of Meeting Minutes: May 20, 2021 **(Approved)**

Approval of Decision and Resolution: #04-21 – Akhtar (U.S. Gas) **(Approved)**

Board Engineer/Planner, Jennifer Heller, was sworn in.

Redevelopment: White Horse Pike Corridor Phase 2- Pomona Road, Pomona Commons Block 527, Lots 1, 7, 11 and Block 528, Lots 3-9.

Emily Givens discussed the redevelopment plan and explained that this is for a mixed use overlay with both residential and commercial components on the property.

Jen Heller stated that this area was determined to be an area in need of redevelopment. Mrs. Heller discussed the conceptual plans that were provided.

Board member Purdy discussed his concerns with the impact on the existing single family dwelling that are in this area. Ms. Givens stated that the redevelopment plan is only for the blocks and lots within the redevelopment area. The other blocks and lots will be address during the site plan review. Mr. Purdy would like to recommend that the residents in that area will be made aware of the public hearing for the adoption of the redevelopment plan.

Board member Coppola stated that everyone within 200 feet of the proposed development will be noticed of the meeting for site plan. Mr. Coppola also discussed the awareness of concerns with the existing sanctuary.

Ms. Heller then discussed the contents of the Redevelopment Plan.

The possibility of a train station being put in was then discussed along with other modes of transportation in the area.

Public Questions/Comments

Anna Jezycki, Gail Lane, discussed her concerns with the removal of the Grotto. She would like to see the developer work with the Dioceses.

Nick Russo, Northampton Rd. asked about the zoning of the property and noticing. He also asked about the taxes and possible increase of school kids.

Board member Crawford stated that having the redevelopment plan Council would be able to take the concerns into consideration.

Ms. Givens gave a summary of the resolution.

A motion to approve resolution 5A-21, redevelopment plan was made by Purdy and seconded by Fiedler.

All in favor: Ayers, Campbell, Coppola, Crawford, Fiedler, Guercioni, Purdy, Banks, Sooy.

Opposed: None

Public Questions/Comments

None.

Meeting adjourned 7:43 pm.