



BOROUGH OF MAGNOLIA

438 West Evesham Avenue • Magnolia, New Jersey 08049
Phone: (856) 783-1520 • Fax: (856) 782-0782
Web Address: www.magnolia-nj.org

Office of Construction, Housing, Zoning, and Planning
Office: (856) 783-1520 ext.117E-Mail: borough@magnolia-nj.org

PLANNING AND ZONING REGULAR MEETING OF MARCH 22, 2006

7:35 P.M.

SUNSHINE LAW

In compliance with N.J.S.A. 10:4, Open Public Meetings Act, notice was given to two newspapers and posted that a meeting of the Magnolia Planning Board is scheduled for March 22, 2006 at 7:30 PM in the Borough Hall, 438 W. Evesham Avenue, Magnolia, New Jersey.

FLAG SALUTE

ROLL CALL

All were in attendance except R. Krause and C. Mecca.

APPROVAL OF MINUTES

Dated Dec. 21, 2005 as written

Motion to approve; J. DiBartolomeo-J. Wolf AIF

Dated Jan. 25, 2006 as written

Approved with corrections

Motion to approve; J. DiBartolomeo-J. Wolf AIF

Dated Feb. 22, 2006 as written

Motion to approve: J. Wolf- R. Brown AIF



Unofficial Copy

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CORRESPONDENCE

None

OLD BUSINESS

Resolution 2006-08 Authorizing Bach Associates to undertake a professional assessment as to whether certain properties within the Borough of Magnolia qualify as an "area in need of redevelopment."

NEW BUSINESS**Informal Presentation**

Mr. Mark Donofrio, owner of The Little Rays of Sunshine Daycare, came before the board to get feedback on his need to increase his building size. He was told that he would have to address the drainage and parking issues. His need to increase the size is due to the states annual inspection report. He would like to increase the building by about 650 sq. ft., extending the rear of the building about 28 ft. He was told that he would need site plan approvals with multiple variances.

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Informal Presentation

Eastern Shore Homes, Mr. David Gunia , made a presentation of development of 44 town homes they would like to build on the White Horse Pike, Camden Ave. and Hurlock Ave. They made their presentation and several board members had questions. Mr. Ward and Mr. Kreck made their remarks and a few of the items they would have to address would be the impact on the sewer system, the school, storm water management, and zoning. It was suggested to the applicant that this project might be a bit too ambitious for the space and our town, and that a mixed use development might be a better fit.

Chairman Barrar spoke about the training that he and other board members recently completed at the Rutgers training session held by the county.

Councilman D'Amico had nothing to report this month.

MEETING ADJOURNED: Motion: J.D. Seconded: R.B. AIF

Respectfully Submitted,


Marianne Grandowicz
Planning Board Secretary

NOTE: AIF-ALL IN FAVOR
RCV-ROLL CALL VOTE



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