

THE REGULAR MEETING OF THE JOINT LAND USE BOARD FOR THURSDAY, JUNE 22, 2023 WAS CALLED TO ORDER AT 6:00 PM AT THE LINDENWOLD BOROUGH HALL.

SUNSHINE ANNOUNCEMENT

FLAG SALUTE

PRESENT: KATHLEEN MCGILL GASKILL, ESQ. – BOARD SOLICITOR
JEFF HANSON, PE, CME – BOARD ENGINEER

MEMBERS PRESENT:

MAYOR RICH ROACH
COUNCILWOMAN LINDA HESS
MR. CRAIG WELLS
MS. JOY JACKSON
MS. JANINE HAGEN
MR. HOWARD DAWSON
MS. PAT STRIPPOLI
MR. JERMAINE JACKSON
MS. NANCY DIDOMENICO
MS. HEATHER PROTICH

MEMBERS ABSENT:

MR. JOE VANDERGRIFT

MR. WELLS ENTERTAINED FOR A MOTION TO APPROVE MINUTES FROM APRIL 27, 2023. MR. JACKSON MADE THE MOTION TO APPROVE, MOTION SECONDED BY MS. HAGEN. ROLL CALL WAS UNANIMOUS. MOTION CARRIED.

MR. WELLS ENTERTAINED FOR A MOTION TO APPROVE RESOLUTION JLUB-23-3, A & H AFRICAN AND JAMAICAN RESTAURANT, BLOCK 240, LOT 58.05. MAYOR ROACH MADE THE MOTION TO APPROVE, MOTION SECONDED BY COUNCILWOMAN HESS. ROLL CALL WAS UNANIMOUS WITH THE EXCEPTION OF MS. JACKSON WHO ABSTAINED. MOTION CARRIED.

MR. WELLS ENTERTAINED FOR A MOTION TO APPROVE RESOLUTION JLUB-23-7, LIFE STEPS, LLC, BLOCK 146, LOT 14.02. MAYOR ROACH MADE THE MOTION TO APPROVE, MOTION SECONDED BY COUNCILWOMAN HESS. ROLL CALL WAS UNANIMOUS WITH THE EXCEPTION OF MS. JACKSON WHO ABSTAINED. MOTION CARRIED.

MR. WELLS ENTERTAINED FOR A MOTION TO APPROVE RESOLUTION JLUB-23-10, ARCR HOME BUILDER, BLOCK 119, LOT 7. MAYOR ROACH MADE THE MOTION TO APPROVE, MOTION SECONDED BY MR. JACKSON. ROLL CALL WAS UNANIMOUS WITH THE EXCEPTION OF MS. JACKSON WHO ABSTAINED. MOTION CARRIED.

MR. WELLS ENTERTAINED FOR A MOTION TO APPROVE RESOLUTION JLUB-23-8, JASEN'S FURNITURE GALLERY, LLC, BLOCK 111, LOT 9. MAYOR ROACH MADE THE MOTION TO APPROVE, MOTION SECONDED BY MR. JACKSON. ROLL CALL WAS UNANIMOUS WITH THE EXCEPTION OF MS. JACKSON. MOTION CARRIED.

MR. WELLS ENTERTAINED FOR A MOTION TO APPROVE RESOLUTION JLUB-23-11, SINGH CONVENIENCE STORE, BLOCK 146, LOT 1. MR. JACKSON MADE THE MOTION TO APPROVE, MOTION SECONDED BY MS. HAGEN. ROLL CALL WAS UNANIMOUS WITH THE EXCEPTION OF MAYOR ROACH, COUNCILWOMAN HESS AND MS. JACKSON WHO ABSTAINED. MOTION CARRIED.

APPLICATION JLUB-23-9
TUMABETH AFRICAN HAIR BRAIDING, LLC
505 N. WHITE HORSE PIKE
BLOCK 109, LOT 2.01
CHANGE IN USE
VACANT TO HAIR SALON

JOHN PENBERTHY, ESQ. – ATTORNEY FOR APPLICANT

BOARD SOLICITOR STATING FOR THE BOARD TO HAVE JURISDICTION TO HEAR A LAND USE APPLICATION TAXES AND ASSESSMENTS HAVE TO BE PAID. CCMUA THERE IS A SUBSTANTIAL BALANCE DUE.

MR. PENBERTHY STATING THE LANDLORD IS HERE

KONSTANTINO YIANTOS – LANDLORD

DISCUSSION ON CCMUA BILL BETWEEN BOARD SOLICITOR AND MR. YIANTOS
(WRONG NAME, RIGHT ADDRESS, WILL GO THERE AND BRING IN PROOF OF PAYMENT BY MONDAY)

BOARD SOLICITOR STATING IF THE BOARD ELECTS TO HEAR THIS APPLICATION TONIGHT, ANY APPROVAL WILL BE CONDITIONED UPON THIS PAYMENT BEING MADE.

MR. WELLS ENTERTAINED FOR A MOTION. MAYOR ROACH MADE A MOTION TO HEAR THE APPLICATION. MOTION SECONDED BY COUNCILWOMAN HESS. ROLL CALL WAS UNANIMOUS. MOTION CARRIED.

APPLICANT AND LANDLORD SWORN IN
BOARD ENGINEER – SWORN IN

BOARD ENGINEER GOES OVER HIS REVIEW LETTER
(PARKING, HOURS OF OPERATION, NUMBER OF EMPLOYEES, HAIR BRAIDING ONLY, NO CUTTING OR DYING, TRASH, NO INTERIOR RENOVATIONS, SIGNAGE, SECURITY)

BRIEF QUESTION AND ANSWER SESSION BETWEEN APPLICANT, BOARD MEMBERS AND BOARD SOLICITOR
(MAXIMUM NUMBER OF CLIENTS AT ONE TIME (3), TIME IT TAKES FOR BRAIDING DEPENDS ON STYLE, BY APPOINTMENT ONLY)

MR. WELLS OPENED THE MEETING TO THE PUBLIC AND NO ONE STEPPED FORWARD.

BOARD SOLICITOR SUMS UP APPLICATION

MR. WELLS ENTERTAINED FOR A MOTION. MR. DAWSON MADE THE MOTION TO APPROVE, MOTION SECONDED BY MS. HAGEN. ROLL CALL WAS UNANIMOUS. MOTION CARRIED.

MR. WELLS OPENED THE MEETING TO THE PUBLIC AND NO ONE STEPPED FORWARD.

MEETING ADJOURNED

NANCY DIDOMENICO
BOARD SECRETARY