

Florence, New Jersey 08518-2323
August 4, 2025

The Regular meeting of the Florence Township Board of Adjustment was held on the above date at the Municipal Complex, 711 Broad Street, Florence, NJ. Chairman Puccio called the meeting to order at 7:30 p.m. followed by a salute to the flag.

Secretary Sullivan read the following statement: "I would like to announce that this meeting is being held in accordance with the provisions of the Open Public Meetings Act. Adequate notice has been provided to the official newspapers and posted in the main hall of the Municipal Complex."

Upon roll call the following members were found to be present:

Brett Buddenbaum	Daniel Studzinski
Anant Patel	Dennis Puccio
Lou Sovak	Gina Sullivan
Charles Wible	

Also Present: Solicitor David Frank

Excused: Engineer Hugh Dougherty
Planner Brett Harris

Absent: Ramesh Jayaram

RESOLUTIONS:

- A. ZB-2025-11: Approving Request for Extension of Approvals for Florence Plaza (ZB#2022-04) 2043 Route 130, Block 159, Lot 5.06

Motion made by Mr. Studzinski, seconded by Mr. Fevola to approve Resolution ZB-2025-11.

Upon Roll call the Board voted as follows:

YES: Studzinski, Fevola, Sovak, Sullivan, Wible, Puccio

NO: None

ABSTAIN: Buddenbaum, Patel

- B. ZB-2025-12: Approving application from Elizabeth Haupt 46 East Second Street, Block 57 lot 7 for impervious cover for a shed and above-ground pool

Motion made by Mr. Wible, and seconded by Mr. Buddenbaum to approve Resolution ZB-2025-12. Upon Roll Call the Board voted as follows:

YES: Wible, Buddenbaum, Patel, Sovak, Studzinski, Sullivan, Puccio

NO: None

MINUTES

It was the Motion of Mr. Patel seconded by Mr. Wible to adopt the minutes from the regular Meeting of July 7, 2025 once one correction is made to the roll call section. Motion unanimously approved by all members present.

6.

APPLICATIONS

- A. ZB#2025-06: Application from Expert Pest Services for Use Variance for equipment storage on property located on 2015 Burlington-Columbus Road Block 170, Lot 9.03

This application was deemed incomplete by the Engineer. The application will be heard once the information is submitted to the Land Use office. Once it is received, the applicant will be required to publish new notices and the application will be placed on the appropriate meeting agenda.

PUBLIC COMMENT

There was no one from the public in attendance.

ADJOURNMENT

It was the Motion of Mr. Wible, seconded by Mr. Fevola to adjourn the meeting at 7:39PM. Motion unanimously approved by all members present.

GS/ah

Gina Sullivan, Secretary