

FLORENCE TOWNSHIP PLANNING BOARD

REORGANIZATION/REGULAR MEETING TUESDAY, FEBRUARY 22, 2022 - 7:30 P.M.

FINAL AGENDA

Meeting Date: Tuesday, February 22, 2022

Meeting Time: 7:30 P.M.

Location: **In Person:** **Municipal Building, 711 Broad Street, Florence**
(Face Masks Are Required)

OR: Zoom Meeting Information - Meeting Number: 988 6038 8329
Password: 2525

Join By Phone: 929-205-6099 **OR**
Find your local number: <https://zoom.us/j/98860388329?pwd=VGRuQ1p1RTZOdFFGOHVbVGN2UktJdz09>

Join By PC:
<https://zoom.us/j/98860388329?pwd=VGRuQ1p1RTZOdFFGOHVbVGN2UktJdz09>

MEMBERS OF THE PUBLIC ARE ENCOURAGED TO ATTEND VIRTUALLY

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1. CALL TO ORDER, SALUTE TO THE FLAG AND SUNSHINE STATEMENT
 2. ROLL CALL
 3. RESOLUTIONS
 - A. Resolution PB-2022-04: Denying Minor Subdivision with Bulk Variances application of Palash Saha/Gopal Das for property located at 754 Olive Street, Florence Township; Block 147.14, Lot 16.04.
 - B. Resolution PB-2022-05: Dismissing Without Prejudice the application from Wawa, Inc. for Minor Site Plan Approval to sell diesel fuel and install an underground storage tank for diesel fuel on property located at 2060 Route 130, Florence Township; Block 163.02, Lot 13.
 4. MINUTES
 - A. Reorganization meeting of January 25, 2022
 5. CORRESPONDENCE
 - A. 2021 Zoning Board Annual Report adopted 2/7/22
 6. APPLICATIONS
 - A. PB#2022-01: Request for extension of approvals received by Burlington Coat Factory, Resolution PB-2019-09 and PB-2021-06, for Preliminary & Final Major Site on property located at 1830 Route 130, Florence Township; Block 160.01, Lot 1.01.
- REPORTS/CORRESPONDENCE**
- PB#2022-01A: Resolution PB-2019-09 - Approving Burlington Coat Factory's Preliminary & Final Major Site Plan
- PB#2022-01B: Resolution PB-2021-06 – Approving One-Year Extension of Approvals
- PB#2022-01C: Memo from Board Clerk Federico

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6. APPLICATIONS (continued)

- B. PB#2021-07: Application from LIT/MRPI River Road, LLC for Preliminary & Final Major Site Plan with Bulk Variances to construct 2 warehouses with a portion of one of the buildings and parking lot to be located in Florence Township on property located at 1900 River Road, Burlington Township (their Block 154, Lot 1); Block 155.51, Lot 1. *Application received 11/8/21 and deemed complete at the 11/23/21 meeting. Applicant requested adjournment to 1/25/22 meeting. Application continued to the 2/22/22 meeting.*

REPORTS/CORRESPONDENCE

PB#2021-07A: Review letter from Burlington Twp.'s Engineer dated 01/05/22

PB#2021-07B: Letter from Burlington Co. Planning Board dated 01/06/22

PB#2021-07C: Review letter from Burlington Twp.'s Planner dated 01/07/22

PB#2021-07D: Letter from Alaimo Associates dated 1/11/22

PB#2021-07E: Letter from Burl. Co. Planning Board dated 1/12/22

- C. PB#2021-08: Application from Whitesell Construction Co., Inc. for Preliminary and Final Site Plan to construct a 249,600 sq. ft. industrial facility on property located at 900 Richards Run, Florence Township; Block 158, Lot 5.01. *Application received 12/22/21 and deemed complete at the 1/25/22 meeting.*

REPORTS/CORRESPONDENCE

PB#2021-08A: Burlington Co. Planning Board letter dated 1/31/22

PB#2021-08B: Review Memo from Water & Sewer Director, David Lebak dated 2/8/22

PB#2021-08C: Review Letter by Engineer Wilkinson dated 2/9/22

PB#2021-08D: Review Memo by the Environmental Commission dated 2/10/22

PB#2021-08E: Review Letter by Planner Fegley dated 2/10/22

PB#2021-08F: Burlington Co. Planning Board letter dated 2/10/22

PB#2021-08G: Review Letter by Fire Marshal Richardson dated 2/17/22

7. OTHER BUSINESS

8. PUBLIC COMMENTS

9. MASTER PLAN DISCUSSION - New Master Plan

10. ADJOURNMENT