

*TABERNACLE TOWNSHIP  
LAND DEVELOPMENT BOARD  
163 CARRANZA ROAD  
TABERNACLE, NJ 08088  
(609)268-1220*

**OCTOBER 1, 2014**

The meeting was called to order by Chairman McNaughton, pursuant to the Open Public Meetings Law. The meeting of September 3 was sent to the Burlington County Times in January, 2014. It was posted as the required notices under the statute. In addition, a copy of this notice is and has been available to the public and is on file in the office of the Municipal Clerk.

The following Board members were present: Doug Cramer, Mark LeMire, Ray McCarty, Noble McNaughton, Dave Oiler, Denny Stevens, Ed Kagan and Susan Brandt. Members absent: Joe Barton, Vince Conigliaro and Betsy Piner.

Ms. Stevens made a motion to approve the Minutes from September 3, 2014. Mr. Oiler seconded the motion. All members voted in agreement.

The following Resolution was adopted:

**2014-07 ROBERT BORRIS – BLOCK 503, LOT 41.01**

**PUBLIC PORTION**

There was no public comment.

**CARDINAL PAVING CO. – BLOCK 1001, LOTS 15.02 & 15.03**

Jeffrey Baron, Esq.

The applicant appeared before the Board with a request for interpretation on Lot 15.03. Since this was a Zoning application, Mr. LeMire, as the Mayor's designee, did not sit for any aspect of the application.

Mr. David Lynn, President of Cardinal Paving, and Mr. Michael DiMiglio, Treasurer, were sworn in. The property was subject to a use variance, granted in 1970 (1970-37). Mr. Lynn purchased the property in 1974, as an asphalt plant. In 1975, Mr. Lynn choose to purchase asphalt rather than manufacture it.

The applicant presented a survey from 1990 which is consistent with the use variance granted in 1970. Other exhibits presented were: Resolution 1970-37; Certificate of Pre-Existing Non-conforming Use; copy of ordinance 1978-10; Resolution 2004-4; Resolution 1991, Block 1001, Lot 15.03; Site Plan for cell tower; Application from Shaw, O'Donnell & Hornor Associates, dated May 23, 1985.

Issues were raised on lots 15.02 and 20 with respect to retail sales, stockpiling and tree removal. The Board determined that the applicant will need to come back before the Board in the next 6 months for a use variance on these lots.

If the property is sold, the new owners would need to come before the Board for a Site Plan review.

During the public portion, Joyce Joyner, 136 Flyatt Road, had questions on trucks entering from Route 206, not Flyatt Road. Trucks have always entered from Route 206.

Ms. Stevens made a motion to approve the interpretation, consistent with the Resolution 1970-37. Ms. Brandt seconded the motion. All members voted in agreement except Mr. McCarty, who denied the motion. Mr. LeMire abstained.

**TOWNSHIP**

The township will advertise for RFPs for LDB Attorney and Engineer.

Having nothing further, the meeting was adjourned.