

## WASHINGTON TOWNSHIP

### ZONING BOARD OF ADJUSTMENT

#### Meeting of October 11, 2011

The Washington Township Zoning Board of Adjustment was called to order by the solicitor, Shannon Cornelius, Esq. at 6:16 PM.

#### **1) Flag Salute**

#### **2) Sunshine Law**

This is a regular meeting of the Washington Township Zoning Board of Adjustment Meeting. Notice of this meeting was given as required by the Open Public Meetings Act in the Annual Notice of Meetings. In addition, notice of this meeting was given to the Township Clerk.

#### **3) Roll Call**

a. **Members Present:** Mr. Hatala, Mr. Mello, Mr. Powers, and Mr. Sauter.

i. **Members Absent:** Mr. DiCarlo, Mrs. Gardiner, and Mr. D'Orazio,

ii. **Alternates Present:**

iii. **Absent:** Mr. Coppola, and Mr. Guidotti

b. **Council Liaison:** Mr. Christopher DelBorello not in attendance.

#### **4) Swearing in of Professionals**

**Ms. Shannon Cornelius, Esq. then swore in the Professionals**

**Attending:** Joseph Petrongolo, CLA, RLA, PP, Board Professional Planner.

**Not in attendance:** Timothy D. Scaffidi, Esq., Richard Fini, P.E., Board Environmental Engineer, John M. Pettit, P.E., P.P., C.M.E., Board Engineer and Frank J. Seney, PE, PP, CME, Board Professional Traffic Engineer

#### **5) Announcements:**

- a. **Ms. Cornelius made an announcement that, Washington Development Co. (Azimi), 229 Delsea Drive, 16/4.09, Escrow #906, Site Plan. APPLICANT REQUESTED POSTPONEMENT UNTIL 11/14/2011 Meeting. No further notice will be necessary.**

## **6) Applications:**

- a. ***Sign Pros, 5851 Route 42,195/19, Escrow #929, Sign Variance.***  
Frank DeVito, Esq. represented the applicant who was proposing signage for Sears Outlet on the front and side facades of the building. Nick Karpatos, 1215 Black Horse Pike, Glendora represented Sign Pros. Joseph Petrongolo, CLA, RLA, PP, Board Professional Planner, submitted a letter dated 9/30/11 stated applicant is permitted one façade sign of 40 square feet in the Shopping District Zone. Stated they need variances and for number and size of signs. Discussion followed. They were also requesting two banners but their legal advertisement did not include these variances. Mr. Kappatos asked if this could be done administratively and response was negative. Mr. DeVito argued banners were de minimus and should be considered. Ms. Cornelius disagreed. Mr. Sauter suggested banner be two sided and flipped to other message. No other professionals had a report and no one from the public came forward to participate. Mr. Mello mad a motion to approve 1 sign as shown on drawings and the second sign to be 60 square feet with one banner to be able to be changed within the 30 day period and no pylon signage/2<sup>nd</sup> Mr. Hatala. Roll Call: All in favor. 4 Affirmative, 0 Objections, 0 Abstain. Motion carried.

## **7) Open Meeting to the Public:**

- a. Mr. Hatala made a motion to open meeting to the public/2<sup>nd</sup> Mr. Powers. Roll Call: All in favor. Ms. Vicki Benetti came forward to inform the Board that the Turnersville Auto Mall is not in compliance with the conditions of their Zoning Board approval as to the monitoring reports. The Board charged Mr. Petrongolo to contact the applicant and either conform to their approval or come back to the Board for an amendment to said approval. Mr. Hatala made a motion to close meeting to the public/2<sup>nd</sup> Mr. Mello. Roll Call: All in favor.

8) **Old/New Business** - None

9) **Minutes** -

- a. September, 2011 Minutes: Mr. Sauter made the motion to approve/2<sup>nd</sup> Mr. Mello. Roll Call: All in favor

10) **Resolutions** -

None

11) **Adjourn**

Mr. Hatala made a motion at 7:15 PM to adjourn the meeting/2<sup>nd</sup> Mr. Mello. Roll call: All in favor. Meeting adjourned.

**These minutes are a brief summary of the proceedings that took place on 10/11/2011 and should not be taken as verbatim testimony.**

Respectfully submitted,



Rose Ann Lafferty

Zoning Board of Adjustment Secretary

Cc: Mayor  
Business Administrator  
Council  
Township Clerk  
Tax Assessor  
Director of Community Affairs  
File