

Minutes of the Fairfield Township Planning Board Regular meeting held at the Municipal Hall in Fairton on May 10, 2022. The meeting was called to order by the Chairperson, it was advised that the meeting was being electronically recorded in accordance with the open public meeting act and that anyone wishing to speak must stand, state his or her name and address, in a clear tone of voice. All joined in the flag salute.

**SYNOPSIS:**

**Attendance:**

Cliff Hester	Class IV
Marion Kennedy	Class III
Joseph Pierce Jr.	Class IV
Brian Davis	Class IV
Michael Peterson	Class IV
Alex Byrd	Class IV
Urie Ridgway	Class IV
Bronx Nock	Alt. V
John DeSimone,	Solicitor
Robert Mulford	Engineer
Kathi Burno	Recording Secretary

**Absent**

Ben Byrd Sr.	
Thomas Bragg	
Eli Webster,	
Marcus Fortune,	
Robert Gibbons	excused

**MINUTES**

Minutes of April 12, 2022

A motion was made by Mr. Kennedy and seconded by Mr. Byrd to approve.

Voice vote was as follow:

Cliff Hester	Yes	
Marion Kennedy	Yes	
Joseph Pierce Jr.		Abstain
Brian Davis	Yes	
Michael Peterson	Yes	
Alex Byrd	Yes	
Urie Ridgeway		Abstain
Bronx Nock	Yes	

FINANCIAL WELLNESS

Niall O'Brien  
Wanda Hardy  
Blk 28.023 Lt 9 & 10  
42 Finlaw Ave

The Board's concern is why the change from condominiums to rental?

Ms. Hardy stated that their goal is to move families to financial security to provide safe and affordable housing. The cost is over a million, they will not be able to recoup. They are trying to make it cost effective. The selling price would far exceed the ability to pay renting properties at market rate.

Financial Wellness would be hiring a management company, or they would manage.

Mr. DiSimone:

To change use from rental to owner, the applicant would need to come back to the board. The Board would have to amend the Resolution.

Ms. Hardy, recalled saying, in the previous meeting that they hope to build two duplex units or a total of (4) two bedroom condominium which managed by a condo association or if unable to sell they will then turn them over for rental properties, which would be handled by a property management company.

The minutes and resolution will be sent to Mr. O'Brien and the Planning Board for review.

A motion was made by Mr. Kennedy and seconded by Mr. Peterson to table application until applicant comes back, no time will be charged to applicant.

Voice vote was as follows:

Cliff Hester	Yes
Marion Kennedy	Yes
Joseph Pierce Jr.	Yes
Brian Davis	Yes
Michael Peterson	Yes
Urie Ridgway	Yes
Alex Byrd	Yes
Bronx Knock	Yes

PUBLIC

A motion was made by Mr. Pierce and seconded by Mr. Ridgway to open to the public.

With no public concerns a motion was made and seconded to close the public.

All was in favor      none opposed

FIREWOOD ORDINANCE

It is the recommendation of the planning and zoning board that for each 1,000sq ft. of space per block and lot, that on three cords of wood can be stored at any given time. The 1,000sq ft. space can include homes, garages, barns, and other exterior structures. An example of this would be, if a home has 2,000sq ft. of space and has a pole barn with an additional 1,000sq ft. of space this would account for a total of 3,000sq ft. 3,000sq ft. would account for 9 cords of wood stored at any given time. Consideration was given that a cord of wood must sit for a year prior to usage, so that's why we're recommending the number of 3 cords per 1,000sq. ft.

A motion was made by Mr. Kennedy and seconded by Mr. Pierce to approve.

Voice vote was as follows:

Cliff Hester	Yes	
Marion Kennedy	Yes	
Joseph Pierce Jr.	Yes	
Brian Davis	Yes	
Michael Peterson		Abstain
Urie Ridgway	Yes	
Alex Byrd	Yes	
Bronx Knock	Yes	

RESOLUTION

NANTICOKE LENNI LANAPE TRIBAL NATION  
Use Variance Block 44 Lot 7  
75 Westcott Station Rd.  
Harry Jackson, Attorney

A motion was made by Mr. Kennedy and seconded by Mr. Pierce to approve the Resolution.

Voice vote was as follows:

Cliff Hester	Yes
Marion Kennedy	Yes
Joseph Pierce Jr.	Yes
Brian Davis	Yes
Michael Peterson	Yes
Alex Byrd	Yes
Bronx Knock	Yes

With no public comments or Board business, a motion was made and seconded to adjourn.

All was in favor

Kathi Burno, Recording Secretary  
Next meeting, June 14, 2022 at 7:00pm



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