

BOROUGH OF AVALON PLANNING/ZONING BOARD
Minutes of Work Session /Regular Meeting of June 12, 2018

Members Present: James Fleischmann
Beth Tipping
Michele Petrucci
James Deever
Sharon Cooper (Vice Chairperson)
Dr. Brian Reynolds
Thomas McCullough
Sam Wierman
Sam Beddia

Members Absent: David Knoche
Neil Hensel (Chairman)
Michael Coskey
John Morrison

Vice Chair Sharon Cooper called the meeting to order at 7:00 PM and lead the Board in the pledge of allegiance. Vice Chair Sharon Cooper then recited the Open Public Meetings Act Statement after which a roll call of the members present was taken.

The Board then considered the proposed minutes of the May 8, 2018 work session/regular meeting. Corrections or changes were noted. A motion was made to approve by member James Fleischmann and seconded by member Dr. Reynolds with all eligible members voting in the affirmative.

The Board then considered Resolution PZ #17 – 01A of Applicant the Icona Golden Inn, LLC. Said application was heard at a Board meeting on May 8, 2018 at which time said application was passed by the majority of the votes of the Board. A motion was made to approve the Resolution approving the application by member Sam Wierman and seconded by member James Fleischmann with all eligible members voting in the affirmative.

The Board then considered Avalon's Amended Third Round Housing Element and Fair Share Plan. The Board conducted a public hearing on the Plan and considered presentation from

Elizabeth K. McManus, PP, AICP, LEED, AP of Clarke Caton Hintz, Consultant hired by Avalon to assist in dealing with affordable housing issues. Ms. McManus presented the Amended Third Round Housing Element and Fair Share Plan to the Board providing a synopsis of the contents of the Plan. Ms. McManus also accepted and answered questions from Board members.

Upon the completion of the presentation by Ms. McManus Vice Chair Cooper opened the matter to public comment. One member from the public spoke in reference to the Plan. Martha Wright residing at 632 – 7th Street in Avalon, NJ, queried whether there were any tax abatements or other incentives for the construction of affordable housing for developers. Ms. McManus provided the answer that there were no incentives for the construction of affordable housing in the Plan.

No other members of the public spoke and the public hearing was closed. Vice Chair Cooper called for a motion. A motion was made to approve the Resolution adopting the Amended Third Round Housing Element and the Fair Share Plan prepared by Avalon's consultant Elizabeth K. McManus and memorialized by Special Resolution PZ #18 – D. The motion was made by member Tom McCullough and seconded by member Sam Wierman with all eligible members voting in the affirmative.

No old business and no new business was brought forward.

The meeting was open for public comment. Two members of the public spoke. Martha Wright residing at 632 – 7 Street, Avalon, NJ, spoke regarding plastics used in construction and the dust created by such plastics. Board members generally commented on the concern for the environment and the impact such dust could have on the environment. A second member of the public spoke in reference to the same issue raised by Ms. Wright. Elaine Scattergood of 75 30th Street, Avalon, NJ, agreed with Ms. Wright and generally raised concerns about plastics and

uncovered dumpsters in her neighborhood.

No further business was conducted by the Board and the motion was made to adjourn the meeting by member Dr. Reynolds and seconded by member Beth Tipping with all eligible members voting in the affirmative.

Respectfully submitted,

/s/ Paul J. Baldini
Paul J. Baldini, Esquire