

**TOWNSHIP OF GLOUCESTER
PLANNING BOARD
Tuesday October 27th, 2020**

Chair McPherson calls meeting to order

Salute to the Flag.

Chair McPherson requested an attendance Roll Call.

Roll Call:

Mr. Dintino	Present
Mr. Guevara	Present
Mr. Englebert	Absent
Mr. Hutchison	Absent
Mrs. Bradley	Absent
Mrs. Rossi (Alt.)	Absent
Mrs. Keeley	Present
Mr. Hojnowski	Absent
Ms. Botsford (Alt.)	Present
Mrs. Marks	Present
Chairperson MacPherson	Present
Mr. Borask, Esq.	Present
Mr. Bach/DiRosa	Present
Mr. Lechner	Present

Opening Statement made by Mr. Lechner.

Chair McPherson announces the general rules of the meeting.

Chair McPherson asked that the Board Professionals be Sworn In.

Mr. Boraske swears in Mr. Bach & Mr. Lechner.

Minutes for Memorialization

Minutes from October 13th, 2020.

Chair McPherson requests a motion to adopt the minutes.

Mr. Dintino made the motion seconded by Mrs. Marks.

Chair McPherson requested a roll call.

Roll Call:

Mr. Dintino	Yes
Mr. Guevara	Yes
Mr. Englebert	Yes
Mrs. Marks	Yes
Chairperson MacPherson	Yes

The October 13th, 2020 Minutes were Memorialized.

Resolutions for Memorialization

#201026CUSPW
 1743 Farmhouse, LLC.
 Zoned: CR

Conditional Use
 Block: 19011 Lots: 16

Chair McPherson requests a motion to Memorialize the Resolution.
 Mr. Guevara made the motion seconded by Mr. Dintino.
 Chair McPherson requested a roll call.

Roll Call:

Mr. Dintino	Yes
Mr. Guevara	Yes
Mrs. Marks	Yes
Chairperson MacPherson	Yes

The Resolution #201026CUSPW was Memorialized.

#201028MS
 PNC Bank, NA
 Zoned: HC

Minor Site Plan
 Block: 20202 Lot: 1

Chair McPherson requests a motion to Memorialize the Resolution.
 Mr. Dintino made the motion seconded by Mrs. Marks.
 Chair McPherson requested a roll call.

Roll Call:

Mr. Dintino	Yes
Mr. Guevara	Yes
Mrs. Marks	Yes
Chairperson MacPherson	Yes

The Resolution #201028MS was Memorialized

Motions for Adjournments

None

Public Comments on Non-Agenda Items

Seeing No one present for comments this meeting portion was closed.
 Chair MacPherson moved onto next agenda.

Unfinished or Adjourned Hearings

None

New Applications for Review

#201043CReview
Clifford W. Chapman
(Syncarpha GEMS, LLC.)
GEMS Landfill

Courtesy Review
Block: 14003 Lots: 25/26
Location: Intersection of New Brooklyn-
Erial Rd. & Turnersville-Hickstown Rd.
Project includes Installation of a Ballast
Mount 4.5 MW direct current solar
photovoltaic on existing GEMS capped
Landfill

NOTES:

Mr. Jason Liberman on behave of Syncarpha representing the owner Clifford Chapman requesting development of a Solar Site at GEMS Landfill. The group has been working for many years to develop and operate the facility. He then introduced Phil Perhamus from Wood Engineering who is a Biologist and was sworn. He brought drawings depicting the project. Mr. Perhamus continued to describe the kind of Solar array hat would be installed. He stated it was a 4.5-megawatt array that was ballast mounted seven to eight feet above the ground, so not to disturb the ground cover and that ground maintenance could be performed below. No intrusion would be made to the below surface. The exiting lines would be connected to the existing utility pole on Hickstown rd. Access would be made through the existing entrance which is secured be a chain link fence maintained by the EPA. EPA's involvement would be operation and maintenance they perform each year such as mowing and operation maintenance. The project was designed to accommodate the movement of animals and nesting birds. The Panels will be at the center of the Landfill which will be two hundred eighty feet away from both bordering roadways.

Chair McPherson asked any questions from the Board.

Mr. Lechner stated that this was part of the Redevelopment Plan of 2012.

Mr. Dintino asked about the access road. Mr. Bach answered that this road will be widened by fifteen feet from the main gate.

Chair McPherson asked any question from the Public.

Seeing No one present for comments this meeting portion was closed.

Chair MacPherson moved onto application approval.

Mr. Boraski announced this was a Courtesy Review and No Action was needed.

General Correspondence – Other Business

None

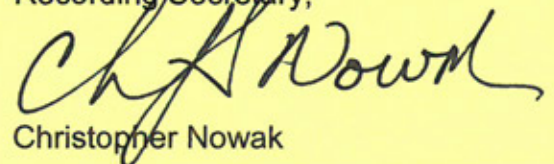
Chair McPherson asked for a straw vote to adjourn the meeting.

All were in favor.

Chair McPherson adjourned the meeting.

Meeting Adjourned.

Recording Secretary,



Christopher Nowak