

CITY OF SALEM PLANNING BOARD

REGULAR MEETING MINUTES

March 16, 2017

The regular meeting of the Planning Board of the City of Salem was called to order by James Dickerson in the Municipal Building, One New Market St., at 6:30 PM. The meeting opened with the Pledge of Allegiance to the Flag.

Reading of The Open Public Meeting Act: Notice of the regular meetings of the Planning Board of the City of Salem as required by Public Law 1975, Chapter 231, "Open Public Meetings Act" has been provided by the Public advertisement of a schedule adopted by Resolution on January 19, 2017 setting forth the time, date and place of all regular meetings of the City of Salem.

Roll call:

Members present were: James Smith, Cathy Lanard, James Dickerson, Robert Lanard, William Sumiel, Benjamin Ford, John Pankok, and Crystal Walker.

Members absent were: Mayor Charles Washington Jr., and Earl Gage,

Staff present were: Edgar Hathaway – Solicitor, Uzo Ahiarakwe – Planner, Carol Wright – Secretary.

It was moved and seconded by Robert Lanard and William Sumiel to approve the meeting minutes of February 16, 2017. All were in favor.

Application #17-002 – 107 W. Broadway – Helmer, Conley & Kesselman Law Firm
Lawrence Point Esq. stated he is requesting a Business License and site plan waiver be granted & approved for a law firm, same office and appearance previously occupied. The sign was previously approved by the Historic Preservation Commission. He stated they have 12 offices in NJ. David Branko, Shannon Boggan, Chris Pine will be in the Salem office. Gary Salber will be there full time. There will be no exterior changes.

It was moved and seconded by Robert Lanard and James Smith to approve the Site Plan Waiver and Business License. All were in Favor.

Application #17-003 - 138 W. Broadway – Aolep Chaouch – Closeout City 1.
Sam Chaouch was sworn in. Sam Chaouch stated he has two proposals. One proposal is to own and operate Adult Day Care Center for the elderly in the community and provide transportation. The other proposal is to sale new and used furniture. Would buy bulk from Macy's etc. He has two other businesses that sale on line.

Closeout City hours of operation would be 8:00 am till 7:00 pm. There will be ten employees, there is parking behind the building. There will be no exterior changes.

Mr. Hathaway Esq. questioned applicant when will he have a decision on one or the other. Sam Chaouch stated April or May. Mr. Hathaway Esq. informed the applicant if the plan is to move forward with the Adult Day Care, he would have to come back before the Board for approval. The ---application must be submitted at least ten days prior to the meeting.

It was moved and seconded by John Pankok and Cathy Lanard to approve the Business License for Closeout City 1. All were in favor.

OLD BUSINESS

Mr. Hathaway informed the board a representative from United Way (Lamont Johnson) came before the HPC board. The board had discussion on different alternatives.

It was moved and seconded by James Smith and William Sumiel to approve Resolution #17-009 for 413 E. Broadway to expand the existing business license for the operation of an automatic car wash. All were in favor.

NEW BUSINESS

There was no new business

It was moved and seconded by James Smith and William Sumiel to adjourn the meeting at 7:10 pm. All were in favor.