

**BOROUGH OF GIBBSBORO  
PLANNING BOARD AGENDA**

**April 24, 2024**

**7:00 P.M.**

**Meeting called to order**

**Opening Statement:** “All the notice requirements of the Open Public Meeting Act have been complied with in full.”

**ROLL CALL**

Chairwoman LuAnn Watson  
Vice Chairman Michael Kelly  
Mayor Edward G. Campbell  
Councilman Michael MacFerren  
Mrs. Susan Croll  
Mr. John Ritz  
Mr. Barry Rothberg  
Mr. Dennis Deichert  
Ms. Barbara Gellura

**Professionals:**

Solicitor, Kathleen McGill Gaskill  
Engineer, Gregory Fusco  
Planner, Brian Slaugh

**RESOLUTIONS**

PB2024-4-13            RESOLUTION GRANTING A USE VARIANCE TO THE VOORHEES TOWNSHIP BOARD OF EDUCATION TO OPERATE A PRE-KINDERGARTEN EDUCATION CENTER AT 250 HADDONFIELD-BERLIN ROAD, GIBBSBORO, NEW JERSEY ALSO KNOWN AS BLOCK 42, LOT 12.04 ON THE OFFICIAL TAX MAP OF THE BOROUGH OF GIBBSBORO

PB2024-4-14            RESOLUTION GRANTING FINAL MAJOR SITE PLAN APPROVAL TO JANE’S JOINT, LLC FOR A LICENSED RETAIL CANNABIS DISPENSARY TO BE OPERATED AT THE PREMISES KNOWN AS 142 SOUTH LAKEVIEW DRIVE, ALSO KNOWN AS BLOCK 18.02, LOT 2.03 ON THE OFFICIAL TAX MAP OF THE BOROUGH OF GIBBSBORO ALONG WITH VARIANCES AND DESIGN WAIVERS

**MINUTES**

Motion to dispense reading and approve the minutes of 3/27/24

**CORRESPONDENCE**

To:                    Council & Planning Board Members, dated 4/2/24  
From:                Brian Slaugh, Borough Planner  
Re:                    New Affordable Housing Legislation

Action:

To: Shirin Ahamed, dated 4/3/24  
From: Secretary Troxel  
Re: Variances & Violations at 2 North Tanglewood Drive  
Action:

**COMPLETENESS**

1. CONDITIONAL USE VARIANCE & MINOR SITE PLAN (Docket #23-03)

Applicant: Boutique Gardens LLC  
Project: Cannabis Manufacturing  
Address: 10 Democrat Way  
Block 59.03, Lot 3

**OLD BUSINESS**

**NEW BUSINESS**

1. CONDITIONAL USE VARIANCE & MINOR SITE PLAN (Docket #23-03)

Applicant: Boutique Gardens LLC  
Project: Cannabis Manufacturing  
Address: 10 Democrat Way  
Block 59.03, Lot 3

Planner's review letter, dated 4/17/24

**PENDING BUSINESS**

1. BULK VARIANCE & CERTIFICATE OF APPROPRIATENESS (Docket #24-02)

Applicant: Shirin & Mohammed Ahamed  
Project: Bulk Variance & Certificate of Appropriateness to construct a pavilion  
Address: 2 North Tanglewood  
Block 18.04, Lot 1

**INFORMATIONAL**

1. The Planning Board meeting is scheduled for Wednesday, May 22, 2024 at 7:00 p.m. at the Gibbsboro Borough Hall at 49 Kirkwood Road.

**PUBLIC COMMENTS**

**ADJOURNMENT**