

**MANSFIELD TOWNSHIP
JOINT LAND USE BOARD
REGULAR MEETING
December 18, 2023**

1. CALL TO ORDER: 7:00 pm

2. OPENING STATEMENT: The Notice requirements provided for in the Open Public meetings Act have been satisfied. Notice of this meeting was published on January 12, 2023. Said Notice was published in the Burlington County Times and Trenton Times, filed with the Clerk of the Township of Mansfield and posted on the official website of the Township of Mansfield. Notice of which contained the date, time and purpose of this meeting stating that formal action will be taken.

3. FLAG SALUTE:

4. ROLL CALL:

5. MINUTES: November 27, 2023 –

Members Present: Chairman Preidel, Mr. Borgstrom, Mr. Grouser, Mrs. Herbert, Deputy Mayor Sisz, Mr. Schwartz, Mr. Broski (Alternate 1), Mr. Ocello (Alternate 2)

Members Absent: Mr. Pinto, Mr. Wainwright, Mrs. Villegas (Alternate 3)

6. COMPLETENESS REVIEW: NONE

7. APPLICATION:

APPLICANT: JOSE PACHECO

LOCATION: BLOCK 42.30, LOT 21– 19 FIELDCREST DRIVE

**APPLICATION FOR: BULK VARIANCE FOR A POOL WITH PATIO
INCREASING THE OVERALL LOT COVERAGE.**

APPLICANT: TRI STATE PETRO

LOCATION: BLOCK 1, LOT'S 1, 2, 3 – 3372 US ROUTE 206 & 800 NJ ROUTE 68

**APPLICATION FOR: PRELIMINARY & FINAL MAJOR SITE PLAN AND
BULK VARIANCES TO CONSTRUCT A FUELING STATION AND DUNKIN
DONUTS RESTAURANT WITH DRIVE-THROUGH SERVICE LANE**

8. COMMENTS/DISCUSSION FROM THE BOARD:

9. PUBLIC COMMENT:

10. ADJOURNMENT:

***Next Meeting is scheduled for January 22, 2024 @ 6:30 PM**