



***BOROUGH OF FOLSOM
PLANNING AND ZONING BOARD***

**MEETING AGENDA
APRIL 15, 2026, 6:30 P.M.**

CALL MEETING TO ORDER.

FLAG SALUTE

SUNSHINE LAW Adequate notice of this meeting has been given in accordance with the Open Public Meeting Act pursuant to Public Law 1975, Chapter 231. Said notice has been advertised in the Hammonton Gazette and Atlantic City Press also posted on the bulletin board showing the time and place for the meeting.

ROLL CALL

Name	Present	Absent	Excused
Mayor Smith, Class I			
Michele Hetzel, Class II			
Com. Jim Hoffman, Class III			
Kristin Gummoe-Lubrano, Class IV			
Mike Veneziani, Class IV			
Dave Cappuccio, Class IV			
Mike Sutts, Class IV			
Leslie Roberson, Class IV			
Catherine DeYoung, Class IV			
Mike Earling, Class IV Alt. I			
Mike Porretta Sr., Class IV Alt. II			

OTHERS PRESENT

Solicitor: Brian Heun
Engineer: Jen Heller, PP, Polistina and Assoc.
Secretary: Nadine Erwin

APPROVAL OF MINUTES March 18, 2026

Motion made by: _____ 2nd by: _____ to accept March 18, 2026 minutes.

Poll Vote:

Mayor Smith:	Mr. Hoffman:	Ms. Hetzel:
Ms. Gummoe-Lubrano:	Mr. Veneziani:	Mr. Cappuccio:
Mr. Sutts:	Ms. Roberson:	Ms. DeYoung:
Mr. Earling:	Mr. Porretta:	



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RESOLUTIONS

PB#:2025-09 Address: 1425 Backline Road

Name: Troy Winthrop

Owners: Edward and Rita Toy

Block: 1001 Lot: 6

Applicant is requesting a “C” Variance Single Family Dwelling

Motion made by: _____ 2nd by: _____ to accept Resolution #2025-9.

Poll Vote:

Mayor Smith:

Mr. Hoffman:

Ms. Hetzel:

Ms. Gummoe-Lubrano:

Mr. Veneziani:

Mr. Cappuccio:

Mr. Sutts:

Ms. Roberson:

Ms. DeYoung

Mr. Earling:

Mr. Poretta:

APPLICATION(S) TO BE CONSIDERED

PB#: 6-2026 Address: 1334-1336 Mays Landing Road

Name: Storm Properties

Block: 301 Lot(s): 16,17 & 18

Applicant is requesting a Preliminary and Final Major Site Plan “D” Use Variance

Motion made by: _____ 2nd by: _____ to accept Resolution #202.

Poll Vote:

Mayor Smith:

Mr. Hoffman:

Ms. Hetzel:

Ms. Gummoe-Lubrano:

Mr. Veneziani:

Mr. Cappuccio:

Mr. Sutts:

Ms. Roberson:

Ms. DeYoung

Mr. Earling:

Mr. Poretta:

CORRESPONDENCE(s) NONE

OLD BUSINESS NONE

NEW BUSINESS NONE

PUBLIC PARTICIPATION ON AGENDA ITEMS

Any member of the public who wishes to comment on an agenda item other than an item for which there is a public hearing may do so after being recognized by the Chair and stating his/her name and address. Comments are limited to five minutes per person.



***BOROUGH OF FOLSOM
PLANNING AND ZONING BOARD***

NEXT SCHEDULED MEETING May 20, 2026, at 6:30pm

ADJOURNMENT