

**DELRAN TOWNSHIP  
PLANNING BOARD  
MUNICIPAL BUILDING  
MEETING MINUTES  
AUGUST 6 2015, 2015 – 7:30 P.M.**

**OPEN PUBLIC MEETINGS ACT**

**The Delran Township Planning Board regular meeting of Thursday, August 6 2015, was called to order by Mr. Brady at 7:30 pm, in the Delran Township municipal building.**

**The Open Public Meetings Act Announcement was read by Mr. Brady and the pledge of allegiance was performed.**

**ROLL CALL**

**Present:** Mr. Brady, Mr. Morrow, Mr. Cathel, Mr. Diehl, Mr. Hejnas.

**Absent:** Mr. Williams and Mr. Singer, Mrs. Rovinsky, Mr. Catrambone, Mrs. Kolodi.

**NEW BUISNESS**

PF Delran Inc.,  
Block 107, Lot 2.01  
4000 Rt. 130 North  
Sign

Jim Kyle, Planner, Andy Haug, project manager sworn in by Mr. Siciliano, Board attorney.

Keith Davis, Attorney for the applicant.

Mr. Davis stated that this application is for an amended sign for Patient First. The application is to permit all the identification signage need. The applicant propose 3 building signs and the ordinance only allows one. Also a variance for the area of the signs. The free standing sign exceeds the height, and directional signs require a variance because Patient First wants their logo on them and the ordinance will not allow that.

Mr. Kyle stated that the sign has been slightly amended. There is an entrance off Route 130. Another entrance to the main shopping center. The signage is going to be on three sides of the structure. No signage on the rear of the building. The area calculation of the sign is 29.5 percent.

The monument sign will be place along Route 130 approximately where the existing sign is but just a little further East towards the building. The sign will be 32 square feet, with the base included it will be 46 square feet and 8.1 feet high. The variance would be for an area of 68.5 square feet.

The monument sign will be 12.9 feet from the Right of way and will not project over the sidewalk.

The directional signs will be located at the back driveway. Located 5.2 feet from the sidewalks and 12.2 from the driveway.

The height for these signs are 52 inches and 23.1 square feet where 3 foot is permitted.  
Mr. Kyle feels that these signs will not create any sight issues or negative impacts.

Mr. Pettit, board Engineer stated that the applicant has addressed all comments in his letter.  
He also feels that the size of the signs do fit with the size of the building.

**Mr. Cathel made a motion to approve the amended signage for Patient First and Mr. Morrow Seconded.**

**Voted in the Affirmative:** Mr. Brady, Mr. Morrow, Mr. Cathel, Mr. Diehl, and Mr. Hejnas.

#### **OPEN TO THE PUBLIC**

No comment to the public.

#### **ADJOURNMENT**

**Mr. Morrow made a motion to adjourn at 8:44PM and Mr. Deihl seconded.  
Motion passed with a unanimous voice vote.**