

TOWNSHIP OF GREENWICH

LAND USE BOARD

REGULAR MEETING MINUTES

August 3, 2026

Call to Order

Chairperson Penelope Watson called the meeting to order at 6:30 p.m. and stated that adequate notice of the meeting had been provided in accordance with the Open Public Meetings Act by notifying the *South Jersey Times* on January 23, 2026.

Roll Call

Present:

Penelope Watson, Salvatore Mangiafico, Dan Orr, Veronica Flanagan, Kathy Goodwin, Neil Riley, Deborah Bacon

Also Present:

Genora Rosypal, Esq., Solicitor
Renee Brecht-Mangiafico, Board Secretary

Absent: Michelle Serabian, Michael Ivanick,

Approval of Minutes

July 6, 2026 Regular Meeting Minutes

A motion to approve the July 6, 2026 Regular Meeting Minutes was made by Salvatore Mangiafico and seconded by Dan Orr.

Motion carried with no objection with one abstention by Deborah Bacon.

Applications

There were no applications.

Resolutions

- Resolution 03-2026, Bl 3 Lot 2, 520 Ye Greate Street, James & Paige Eberts was approved, with a motion by Neil Riley and second by Veronica Flanagan . All were in favor.
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Old Business

There were no updates to the Master Plan Re-Examination.

The Resilient NJ Grant Application: Application has been submitted.

New Business

Penny Watson asked if the Township has communicated with the County regarding the former Prehistoric Museum being used for storage and voting machines? Penny heard this from a County Commissioner and also from a member of the Cumberland County Cultural Heritage Commission. Dan Orr said that it has not. He noted that it is a County building. Land Use Board members would like to come up with a proposal for an alternate use. Ideas were floated, including use of restrooms, art work, and a Greenwich Historical Society.

Aunt Betty's has been purchased and will be used for breakfast, groceries

Public Comment

A motion to open the meeting to the public was made by Dan Orr and seconded by Neil Riley.
All in favor; motion carried.

Chairperson Watson invited members of the public to address the Board and requested that speakers state their name and limit comments to approximately five minutes.

A motion to close public comment was made by Neil Riley and seconded by Salvatore Mangiafico.

All in favor; motion carried.

Adjournment

There being no further business, a motion to adjourn was made by Neil Riley and seconded by Salvatore Mangiafico.

All in favor; motion carried.

The meeting was adjourned.

Respectfully Submitted,

Renee Brecht-Mangiafico, Board Secretary