

**PLANNING BOARD  
MEETING AGENDA  
December 8, 2025, 6:00 p.m.**

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**TO JOIN ZOOM MEETING**

1. Type in address bar: <https://zoom.us>
2. Click “Join Meeting” on the top menu bar

Meeting ID: 896 3605 9054  
Password: 686970  
TELEPHONE USERS MAY DIAL IN  
1-646-558-8656  
Meeting ID: 896 3605 9054  
Password: 686970

**6:00 P.M.**

**1. Call to Order –**

**2. Flag Salute -**

**Statement required by Open Public Meetings Act –** Please be advised that this meeting is being conducted in accordance with the New Jersey Open Public Meetings Act and all other applicable laws of the State of New Jersey. Notice of the conduct of this meeting has been posted in the Willingboro Township Municipal Building and published in a newspaper of general circulation within the time required by law. All proceedings this evening will be in accordance with the Open Public Meetings Act, the Municipal Land Use Law, and any other applicable laws of the State of New Jersey.

**3. Roll Call:**

	<b><u>Present</u></b>	<b><u>Absent</u></b>
Amma Avant	_____	_____
Darryl Curtis	_____	_____
Gary B. Lawery III	_____	_____
Marie Turner	_____	_____
Councilwoman Kaya McIntosh	_____	_____
Mayor Samantha Whitfield	_____	_____
Vice Chair Martin Nock	_____	_____
Chair Kimbrali Davis	_____	_____

<b>Professionals:</b>	<b><u>Present</u></b>	<b><u>Absent</u></b>
Attorney Richard Delucry	_____	_____
Engineer Carl Turner	_____	_____
Zoning Official Telaiya Genwright	_____	_____
Secretary Donald St. Hilaire	_____	_____

**4. APPROVAL OF MINUTES**

November 10, 2025

**5. OLD BUSINESS**

**A. Resolution 2025-11**

**BK Vesmin, LLC** (320 Beverly Rancocas Road, Block 16, Lot 8)  
 Minor Subdivision with “c” Variances and Waivers.

**B. Master Plan Update**

**6. NEW BUSINESS**

**21<sup>st</sup> Century Cabinetry**

4226 and 4228 Route 130 Block 5.01 and 11.01, Lot 2, 3 and 14  
 Application seeking Preliminary and Final Major Subdivision and Site Plan Approval.

**7. PUBLIC COMMENT**

**8. BOARD COMMENT**

**9. EXECUTIVE SESSION**

**10. ADJOURNMENT**