

*(The following matters were known at agenda deadline.
Other matters may arise thereafter that need timely consideration or action.)*

CLINTON TOWNSHIP BOARD OF ADJUSTMENT

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November 27, 2017

AGENDA

7:30PM

PUBLIC SAFETY BUILDING

1370 Route 31N

Annandale, NJ 08801

A. CALL TO ORDER

B. FLAG SALUTE

C. PUBLIC NOTICE

This the November 27, 2017 public meeting of the Zoning Board of the Township of Clinton, County of Hunterdon and State of New Jersey. Adequate notice of this meeting has been given in accordance with the Open Public Meetings Act in that an Annual Notice was published in the Hunterdon County Democrat, and the notice of and agenda for this meeting was posted on the bulletin boards in the Municipal Building and faxed to the Hunterdon County Democrat, the Express Times, the Courier News, the Hunterdon Review, and the Star Ledger no later than the Friday prior to the meeting.

D. ROLL CALL

Filus Lefkus Lewis Matsen McCaffrey Olsen Roberts Stevens
 Yager

E. NEW BUSINESS

1) Vouchers

F. MEETING MINUTES

1) May 22, 2017

Eligible Members: Lefkus, Lewis, Matsen, McCaffrey, Olsen, Yager

2) August 28, 2017

Eligible Members: Filus, Lefkus, Lewis, Matsen, McCaffrey, Olsen, Stevens

G. RESOLUTIONS (*Distributed by Jon Drill*)

- 1) ZINN REALTY, LLC
Block 74, Lots 16, 18 and 19
Application No. BOA-2012-07
Resolution No. BOA-2017-04
Extension of Time Within Which to Obtain Construction Permits, Expiration Dates of Final Site Plan Approval and Related “C” Variances and Exceptions, and Expiration of Final Site Plan Extension Period.
Eligible Members: Lefkus, Matsen, Olsen, Stevens

- 2) EPISCOPAL CHURCH OF THE HOLY SPIRIT
Block 13, Lot 23.01
3 Haytown Road
Application No. BOA-2017-01
Resolution No. BOA-2017-05
Resolution memorializing Final Major Site Plan Approval and Site Plan Ordinance Exception for Church Building Expansion and Church Site Improvements.
Eligible Members: Filus, Lefkus, Matsen, McCaffrey, Roberts, Stevens

- 3) EPISCOPAL CHURCH OF THE HOLY SPIRIT
Block 13, Lot 23.01
3 Haytown Road
Application No. BOA-2017-01
Resolution No. BOA-2017-06
Resolution memorializing Waiver of Site Plan Approval to allow 800 square foot addition and Renovations to Parish House.
Eligible Members: Filus, Lefkus, Matsen, McCaffrey, Roberts, Stevens

- 4) PLATYPUS ENTERPRISES, LLC
Block 13.01, Lot 3
1460 Route 22 West
Application No. BOA-2015-09
Resolution No. BOA-2017-07
Resolution memorializing modification of Conditions #1 and #2 of Resolution No. 2015-15 to Extend the Time within which to Revise the Documents and Obtain Signatures on the Site Plans.
Eligible Members: Filus, Lefkus, Lewis, Matsen, McCaffrey, Robert, Stevens

- 5) AMERICAN BAPTIST CHURCHES OF NEW JERSEY
BAPTIST CAMP AND CONFERENCE CENTER
Block 3, lot 13 and Block 4, Lot 21
79 Blossom Hill Road
Application No. BOA-2016-01
Resolution No. BOA-2017-08

Resolution memorializing Modification of Conditions #1 And #9 Of Resolution No. 2016-04 to Extend the Time within which to Revise and Obtain Signatures on the Site Plans and to Obtain Construction Permits.

Eligible Members: Lefkus, Matsen, McCaffrey, Olsen, Stevens

6) JEANNINE PODESTA

Block 82.13, Lot 62

520 River Road

Application No. BOA-2016-05

Resolution No. BOA-2017-09

Resolution memorializing Modification of Condition #3 of Resolution No. 2016-10 Governing Utilities Allowed in Garage.

Eligible Members: Lefkus, Matsen, McCaffrey, Olsen, Stevens

H. REQUEST FOR EXTENSION OF TIME

1) KATZENBERGER

Block 16, Lot 48

8 Old Mountain Road

Application No. 2014-03

Resolution No. 2014-08 and 2015-12

Applicant requests a further Extension of the Time within which to comply with Condition # 8 of Resolution No. 2014-08 pertaining to Obtaining Zoning and Construction Permits. This Condition was previously modified through the memorialization of Resolution No. 2015-12 on November 30, 2015.

I. PUBLIC HEARING

1) MARILY RHYNE HERR

Block 16, Lot 73

182 Stanton Mountain Road

Application No. 2017-04

The applicant has applied for Certification of a Pre-existing Non-conforming Use and has additionally applied for a "D(1)" Use Variance to permit use of the improved garage apartment as a secondary dwelling unit.

J. COMMUNICATIONS/REPORTS

1. Report from Cathy Marcelli re: Herr Application
2. Report from Andrea Malcolm re: Herr Application
3. Letter dated 10/6/17 from Mr. Katzenberger re: Request for Extension of Time

K. ADJOURNMENT

