

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

**AGENDA**

**CLINTON TOWNSHIP PLANNING BOARD**

**[www.clintontwpnj.com](http://www.clintontwpnj.com)**

**June 25, 2018**

**7:00PM**

**PUBLIC SAFETY BUILDING**

**1370 Route 31N**

**Annandale, NJ 08801**

**A. CALL TO ORDER**

**B. FLAG SALUTE**

**C. PUBLIC NOTICE**

This is the June 25, 2018 public meeting of the Planning 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**

Butcher  Higgins  Kilduff  Kleinhans  Mardini  McTiernan  Pfeffer  Scheick  
 Cimei

**E. MEETING MINUTES**

1) Minutes of February 5, 2018

Eligible Members: *Butcher, Higgins, Kleinhans, McTiernan, Pfeffer, Scheick, Cimei*

**F. RESOLUTIONS**

1) **EXXONMOBIL RESEARCH AND ENGINEERING COMPANY**

Block 30, Lots 17, 30, 31 & 41

Block 30.02, Lot 1

Block 31, Lot 1

1545 Route 22 East

Application No. PB-2018-04

**Resolution No. 2018-07**

Waiver of Site Plan Review and Approval Pursuant to Ordinance Section 165-36.1.A.(1)

Eligible Members: *Kleinhans, Mardini, Pfeffer, Cimei*

G. PUBLIC HEARINGS

- 1) 2018 AMENDMENT TO THE 2006 LAND USE PLAN ELEMENT OF THE MASTER PLAN & TO THE 2015 HIGHLANDS ELEMENT OF THE MASTER PLAN
  
- 2) PIRHL DEVELOPERS, LLC  
Block 82, Lot 4.03  
1355 Route 31  
Applicant is seeking Preliminary Subdivision Approval and Preliminary Site Plan Approval to create two (2) lots including the existing lot and Preliminary Site Plan Approval and Variance for the construction of 84 Affordable Housing dwelling units.

H. NEW BUSINESS

- 1) Approval of Vouchers

I. COMMUNICATIONS

- 1) Report dated June 21, 2018 from Cathleen Marcelli, Board Engineering Expert  
re: PIRHL Developers, LLC
- 2) Report dated June 21, 2018 from Tom Behrens, Board Planning Expert  
re: PIRHL Developers, LLC
- 3) Report dated June 21, 2018 from Brian Bosenberg, Board Landscape Architectural Expert  
re: PIRHL Developers, LLC
- 4) Report dated June 21, 2018 from Jason Harkins, Board Lighting Expert  
re: PIRHL Developers, LLC
- 5) Report dated June 21, 2018 from Jeffrey Keller, PhD., Board Environmental Expert  
re: PIRHL Developers, LLC
- 6) Report dated June 21, 2018 from Matt Mulhall, PG., Board Geology & Hydrogeology  
Expert re: PIRHL Developers, LLC
- 7) Report dated June 22, 2018 from Michael Hanrahan, Board Architectural Expert, re:  
PIRHL Developers, LLC
- 8) Report/Memo dated June 20, 2018 from Laurie Gneiding., Township Environmental  
Commission Chairperson re: PIRHL Developers, LLC
- 9) Report/Memo dated June 14, 2018 from Steve Milne, Township Fire Marshal re: PIRHL  
Developers, LLC
- 10) Letter dated June 11, 2018 from Michael Wright, Township Construction Code Official, re:  
PIRHL Developers, LLC
- 11) Email dated June 18, 2018 from Steve Bayly, Township Historic Commission Chairman  
re: PIRHL Developers, LLC

**G. REPORTS**

- 1) Report from Council
- 2) Report from Ordinance Subcommittee
- 3) Report from Open Space
- 4) Report from Environmental Commission

**H. ADJOURN**