

MINUTES OF CLINTON TOWNSHIP BOARD OF ADJUSTMENT

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PUBLIC MEETING

DATE: September 23, 2019

Chairman McCaffrey called the meeting to order at 7:00pm.

Chairman McCaffrey led the Flag Salute.

Chairman McCaffrey read the Public Notice.

This is a 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 outside the Planning and Zoning Office 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.

MEMBERS IN ATTENDANCE

Lewis, Matsen, McCaffrey, McTiernan, Pfeffer, Stevens

MEMBERS ABSENT

Filus, Roberts, Yager

PROFESSIONALS/STAFF IN ATTENDANCE

- 1) Carla Conner, Township Clerk substituting for Board Secretary Filardo
- 2) Jonathan E. Drill, Esq., Board Attorney (via telephone)

Chairman McCaffrey noted that there was no one from the public in attendance.

VOUCHERS

A motion was made by Mr. McCaffrey and seconded by Mr. Matsen to adopt the Meeting Minutes of July 22, 2019. The vote record follows.

| Roll Call: Payment of Vouchers | | | | | | |
|---------------------------------------|---------------|------------|------------|-----------|---------------------|---------------|
| Member | Motion | 2nd | Yes | No | Not Eligible | Absent |
| Filus | | | | | | X |
| Lewis | | | X | | | |
| Matsen (Vice Chair) | | X | X | | | |
| McCaffrey (Chair) | X | | X | | | |
| McTiernan (Alt. 2) | | | X | | | |
| Pfeffer (Alt. 1) | | | X | | | |
| Roberts | | | | | | X |
| Stevens | | | X | | | |
| Yager | | | | | | X |

MEETING MINUTES

1) July 22, 2019

A motion was made by Mr. Pfeffer and seconded by Ms. Stevens to adopt the Meeting Minutes of July 22, 2019. The vote record follows.

| Roll Call: Meeting Minutes July 22, 2019 | | | | | | |
|---|---------------|------------|------------|-----------|---------------------|---------------|
| Member | Motion | 2nd | Yes | No | Not Eligible | Absent |
| Filus | | | | | X | X |
| Lewis | | | X | | | |
| Matsen | | | | | X | |
| McCaffrey | | | X | | | |
| McTiernan (Alt. 2) | | | X | | | |
| Pfeffer (Alt. 1) | X | | X | | | |
| Roberts | | | | | X | X |
| Stevens | | X | X | | | |
| Yager | | | | | | X |

RESOLUTIONS

1) HDP HARLEY REALTY, LLC

1100 US Highway 22

Block 4.03, Lot 34

Application No. BOA-2019-05

Resolution No. 2019-08

Resolution memorializing waiver of site plan approval to allow installation of up to two electric charging stations subject to conditions.

A motion was made by Ms. Stevens and seconded by Mr. Pfeffer to adopt Resolution No. 2019-08. The vote record follows.

| Roll Call: Resolution No. 2019-08 - HDP Harley Realty, LLC | | | | | | |
|---|---------------|------------|------------|-----------|---------------------|---------------|
| Member | Motion | 2nd | Yes | No | Not Eligible | Absent |
| Filus | | | | | X | X |
| Lewis | | | X | | | |
| Matsen | | | | | X | |
| McCaffrey | | | X | | | |
| McTiernan (Alt. 2) | | | X | | | |
| Pfeffer (Alt. 1) | | X | X | | | |
| Roberts | | | | | X | X |
| Stevens | X | | X | | | |
| Yager | | | | | | X |

PUBLIC HEARING

1) DONALD BAKER

Block 4.03, Lot 31

1734 Route 31 North

Application No. BOA-2019-04

Applicant is seeking a “D(1)” Use Variance, Preliminary and Final Site Plan Approval and a “C(1)” Hardship Variance to construct a 19,200sf equipment storage warehouse to maintain construction equipment, including a first floor office area, 20 parking spaces for employees and visitors, a paved area for circulation and outdoor equipment / material storage and a stormwater bio-retention basin.

This hearing was cancelled due to deficient notice. The application will be rescheduled at a later date with the applicant publishing new notice.

ADJOURNMENT

A motion was made by Ms. Stevens and seconded by Mr. Matsen to adjourn. All members were in favor and the meeting was adjourned at 7:09pm.

Respectfully Submitted,

Denise Filardo

Planning and Zoning Board Secretary

These minutes were approved on October 28, 2019.