

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

## **CLINTON TOWNSHIP BOARD OF ADJUSTMENT**

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

**June 22, 2020**

### **AGENDA**

**7:00PM**

**THE CLINTON TOWNSHIP BOARD OF ADJUSTMENT WILL CHANGE THE FORMATS OF ITS REGULAR MEETINGS FOR THE DURATION OF THE COVID-19 PUBLIC HEALTH EMERGENCY TO “VIRTUAL” MEETINGS VIA A WEBEX VIDEO BRIDGE.**

**THESE CHANGES ARE BEING INSTITUTED TO PROTECT HEALTH, SAFETY AND WELFARE OF RESIDENTS, EMPLOYEES, MUNICIPAL OFFICIALS, APPLICANTS AND CONSULTANTS IN RESPONSE TO THE COVID-19 PUBLIC HEALTH EMERGENCY.**

**PUBLIC ACCESS TO THIS MEETING WILL BE AS FOLLOWS:**

**Web Bridge:** <https://townshipofclinton.my.webex.com/meet/boardmeetings>

**Audio only Dial-in bridge:** 1-408-418-9388      **Access code:** 794 584 756 #

**TIPS FOR FIRST TIME WEBEX USERS:**

<https://help.webex.com/en-us/n665eiq/Join-a-Cisco-Webex-Meeting-for-the-First-Time-as-a-Guest>

*First time Webex users will most likely need to download and install the software or they might also be presented with the option to join via the web without downloading the software.*

**Access to documents pertaining to this meeting including application materials are accessible via the following Box Account link:**

<https://app.box.com/s/q20aq2mkf6q9jhjhc163jztdv3q3g714>

**A. CALL TO ORDER**

**B. FLAG SALUTE**

**C. PUBLIC NOTICE**

This the June 22, 2020 Virtual 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 Township website, the bulletin board at the front of the Municipal Building, the front door of the Public Safety 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  Lewis  Matsen  McCaffrey  McTiernan  Pfeffer  Roberts  Stevens
- Yager

**E. NEW BUSINESS**

- 1) Vouchers

**F. MEETING MINUTES**

- 1) Meeting Minutes – April 27, 2020  
*Eligible Members: Matsen, McCaffrey, Pfeffer, Roberts, Stevens, Yager*

**G. RESOLUTIONS**

- 1) **BOROUGH OF HIGH BRIDGE WELL PUMP AND TREATMENT FACILITY**  
99 Grayrock Road  
Block 70, Lot 17.01  
Application No. BOA-2020-03  
Resolution No. 2020-02  
Resolution Memorializing grant of “D(1)” Use And “C(1)” Variances, and Waiver of Site Plan Approval to allow Installation of an Emergency Generator as an Accessory to an Existing Municipal Well Pump and Treatment Facility.  
*Eligible Members: Matsen, McCaffrey, Pfeffer, Roberts, Stevens, Yager*
  
- 2) **JOSEPH SMELTZER**  
Block 16, Lot 52  
Application No. BOA-2020-01  
Resolution No. 2020-03  
“C(1)” Variance to allow Front Yard Setback Encroachment by a Detached Accessory Garage.  
*Eligible Members: Lewis, Matsen, McCaffrey, Pfeffer, Roberts, Stevens, Yager*

**H. DISMISSAL OF APPLICATION WITHOUT PREJUDICE**

1) JOSEPH SERRANI

Block 16, Lot 70

1102 Stanton-Lebanon Road

Application No. BOA-2019-02

Applicant was seeking a "D" Variance to allow a second dwelling for farm labor.

Application was deemed incomplete on February 27, 2019.

**I. COMMUNICATIONS/REPORTS**

None.

**J. ADJOURNMENT**