

MINUTES OF CLINTON TOWNSHIP BOARD OF ADJUSTMENT

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ANNUAL REORGANIZATION PUBLIC MEETING

DATE: January 28, 2020

Secretary Filardo called the meeting to order at 7:40pm.

Secretary Filardo led the Flag Salute.

Secretary Filardo 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

Matsen, McCaffrey, McTiernan, Pfeffer, Roberts, Stevens, Yager

MEMBERS ABSENT

Lewis

PROFESSIONALS/STAFF IN ATTENDANCE

- 1) Jonathan Drill, Esq., Board Attorney (via telephone)
- 2) Denise Filardo, Board Secretary

NOMINATIONS AND ELECTIONS

A motion was made by Mr. Matsen and seconded by Mr. Pfeffer to nominate Mr. McCaffrey as Board Chairman. All were in favor.

Chairman McCaffrey took over the meeting.

VICE CHAIR

A motion was made by Ms. Stevens and seconded by Mr. Roberts to nominate Mr. Matsen as Board Vice Chairman. All were in favor.

VICE CHAIR PRO TEM

A motion was made by Mr. McCaffrey and seconded by Mr. Roberts to nominate Mr. Pfeffer as Vice Chair Pro Tem.

A motion was made by Mr. Yager and seconded by Mr. Roberts to nominate Ms. Stevens as Vice Chair Pro Tem.

The following is the Roll Call Vote:

Roll Call: Vice Chair Pro Tem					
Member	Motion	2nd	Member Name	Not Eligible	Absent
Lewis					X
Matsen			Ms. Stevens		
McCaffrey	Mr. Pfeffer		Mr. Pfeffer		
McTiernan (Alt. 1)		Ms. Stevens	Ms. Stevens		
Pfeffer			Mr. Pfeffer		
Roberts		Mr. Pfeffer	Mr. Pfeffer		
Stevens			Ms. Stevens		
Yager	Ms. Stevens		Ms. Stevens		

The result of the Roll Call was a majority vote of four members of seven members in attendance in favor of Ms. Stevens.

PUBLIC HEARING

None.

APPOINTMENT OF PROFESSIONALS, STAFF & NEWSPAPERS

A motion was made by Mr. Pfeffer and seconded by Ms. Stevens to appoint Board Professionals (Numbers 1 through 13 listed below). All were in favor.

	AREA OF EXPERTISE	EXPERT	FIRM
1	Attorney	Jonathan Drill, Esq. and Kathryn Razin, Esq.	Stickel, Koenig, Sullivan & Drill, LLC
2	Conflict Attorney	Jay B. Bohn, Esq.	Schiller & Pittenger, PC
3	Engineering Experts	Cathleen Marcelli, PE, CME and Larry Plevier, PE	Mott MacDonald
4	Traffic Expert	Cathleen Marcelli, PE, CME	Mott MacDonald
5	Lighting Expert	Jason Harkins, LLA, RLA	Mott MacDonald
6	Planning Experts	Joseph Burgis, PP, AICP Tom Behrens, PP, AICP	Burgis Associates, Inc.
7	Landscape Architect	Brian Bosenberg, CLA	B.W. Bosenberg & Co., Inc.
8	Conflict Landscape Architect	John Morgan Thomas, ASLA	John Morgan Thomas
9	Environmental Expert	Jeffrey K. Keller, PhD	Habitat by Design
10	Geology & Hydrogeology Expert	Matthew J. Mulhall, PG, MS, ME	M2 Associates, Inc.

11	Board Stenographer	Jackie Klapp	
12	Secretary provided by Township	Denise Filardo	Township of Clinton
13	Newspapers for publication of legal notices	Hunterdon County Democrat, The Star Ledger	New Jersey Advance Media

APPROVAL OF 2020 CALENDAR

The Annual Re-organization Meeting will be held on January 25, 2021.

A motion was made by Mr. Matsen and seconded by Mr. Pfeffer to approve the 2020 calendar noting the date of the 2020 Annual Re-organization Meeting. All were in favor.

APPROVAL OF 2020 RULES AND REGULATIONS

A motion was made by Ms. Stevens and seconded by Mr. Roberts to approve the 2020 Rules and Regulations dated January 15, 2020 with the proposed revisions. All were in favor.

APPROVAL OF VOUCHERS

A motion was made by Mr. McCaffrey and seconded by Mr. Roberts to approve the vouchers for payment. All were in favor.

MEETING MINUTES

1) DECEMBER 9, 2019

A motion was made by Ms. Stevens and seconded by Mr. Pfeffer to adopt the Meeting Minutes of December 9, 2019. The vote record follows.

Roll Call: December 9, 2019 Minutes						
Member	Motion	2nd	Yes	No	Not Eligible	Absent
Lewis						X
Matsen			X			
McCaffrey			X			
McTiernan (Alt. 1)			X			
Pfeffer		X	X			
Roberts			X			
Stevens	X		X			
Yager					Not Eligible	

RESOLUTIONS

None.

APPROVAL OF 2019 ANNUAL REPORT

A motion was made by Mr. Pfeffer and seconded by Ms. Stevens to approve the 2019 Annual Report. All were in favor.

ADJOURNMENT

A motion was made by Mr. Matsen and seconded by Ms. Stevens and the meeting was adjourned at 8:06pm.

Attorney Drill stated that he would not charge the Board for his time via telephone for this meeting since the Board was nice enough to allow him to participate by phone due to his physical attendance needed for an emergent affordable housing matter regarding another client.

Respectfully Submitted,

Denise Filardo

Planning and Zoning Board Secretary

These minutes were approved on February 24, 2020.