

BOROUGH OF HAMBURG
LAND USE BOARD Minutes – Reorganization
January 13, 2014, 7:30 p.m.

Call to Order: In accordance with the open Public Meeting Act, with regard to notices, the regularly scheduled meeting of the Land Use Board is hereby called to order.

The Chairman invited all those present to participate in the flag salute.

Statement of Certification: This meeting is in compliance with the Open Public Meetings Act, Public Law 1975, Chapter 231, Sections 4 and 13, as advertised by Annual Notice.

Chairman leads Oaths of Allegiance for the following members:

Robert Adams - IV Member exp 12/31/17
John Haig – II Member exp 12/31/14
Richard Krasnomowitz - III Member exp 12/31/14
Jeanette Tempe – IV Member exp 12/31/17
Russell Law – Alt 1. IV Member exp 12/31/17

Chairman Adams welcomed Mr. Russell Law to the Land Use Board.

Roll call: Those present were Wendy Brick, John Haig, Daniel Hall, Guy Harby, Richard Krasnomowitz, Mayor Marino, Jeanette Tempe, Thomas Watts, Russell Law and Robert Adams.

Reorganization:

Chairman: Robert Adams

Motion: **Mr. Haig**

Second: **Mayor Marino**

Aye: Brick, Haig, Hall, Harby, Krasnomowitz, Mayor Marino, Tempe, Watts, Adams, and Law.

Nay: None Abstain: Adams

Vice Chair: Thomas Watts

Motion: **Mr. Adams**

Second: **Mayor Marino**

Aye: Brick, Haig, Hall, Harby, Krasnomowitz, Mayor Marino, Tempe, Watts, Adams, and Law.

Nay: None Abstain: Watts

Secretary: Marguerite L. Nemeth

Motion: **Mr. Adams**

Second: **Mr. Hall**

All were in favor.

Attorney: Glenn Kienz, Weiner Lesniak

Motion: **Mr. Adams**

Second: **Mr. Harby**

All were in favor.

Planner: Ken Nelson, Nelson Consulting Group

Motion: **Mr. Adams**

Second: **Mr. Harby**

All were in favor.

Engineer: John Ruschke, Hatch Mott MacDonald

Motion: **Mr. Adams**

Second: **Mayor Marino**

All were in favor.

Advertising: New Jersey Herald and Sunday Herald

Motion: **Mr. Adams**

Second: **Mr. Watts**

All were in favor.

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Meeting Dates:

Motion: **Mayor Marino**

Second: **Mr. Watts**

All were in favor

Monday 1/13/14	Monday 7/14/14
Monday 2/10/14	Monday 8/11/14
Monday 3/10/14	Monday 9/8/14
Monday 4/14/14	Monday 10/14/14
Monday 5/12/14	Tuesday 11/10/14
Monday 6/09/14	Monday 12/8/14
Monday 1/12/15 – <i>re-organization</i>	

Approval of Annual Report

Application	Block & Lot	Variance	Decision	Approved	Memorialized
TCAT Properties, LU 01-13	Block 32, Lot 03	Preliminary, Final and C Variance	approved	4/8/2013	05/13/2013
Lee, Martin, LU 02-13	Block 31, Lot 11	Site Plan Amendment and D Variance	approved	4/8/2013	05/13/2013
Patel, Ankit	Block 14, Lot 13	Certificate of Pre existing Non Conformance	approved	8/12/2013	

Motion: Mr. Adams

Second: Mr. Krasnomowitz

All were in favor

Approval of Minutes: November 13, 2012

Motion to approve minutes made by **Mr. Adams** and Seconded by **Mr. Harby**.

Aye: Brick, Haig, Hall, Harby, Krasnomowitz, Mayor Marino, Tempe, Watts, Adams. Nay: None Abstain: Law

Bills/Vouchers:

Weiner Lesniak for Ankit Patel \$680.00

Hatch Mott McDonald for Hamburg Village \$331.70

Motion to approve bills/vouchers made by: **Mr. Watts** Seconded by **Ms. Tempe**

Aye: Brick, Haig, Hall, Harby, Krasnomowitz, Mayor Marino, Tempe, Watts, Adams, and Law. Nay: None

Correspondence:

Hatch Mott MacDonald - RE: Hamburg Village dated 12/4/13

Marguerite L. Nemeth - RE: Annual report to Mayor and Council dated 12/10/13

The New Jersey Planner Sept/Oct 2013 Issue

Robert O'Connor - email dated 12/11/13 - RE: Block 31, Lot 11

Tyree Environmental Corp. - RE: Block 32, Lot 3 dated 12/6/13

Glenn Kienz, Esq, of Weiner Lesniak LLP RE: Land Use Board Position via email 1/6/14

John Ruschke of Hatch Mott MacDonald RE: Land Use Board Engineer via email 1/6/14

Ken Nelson of The Nelson Consulting Group RE: Land Use Position via email 1/7/2014

The New Jersey Planner Nov/Dec 2013

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Resolutions:

Mr. Adams motioned to approve the Resolution Ratifying and Authorizing the Award of a Contract for Professional Services to Glenn C. Kienz, Esq of the Law Firm Weiner Lesniak, LLP. Seconded by **Ms. Brick**. Aye: Brick, Haig, Hall, Harby, Krasnomowitz, Mayor Marino, Tempe, Watts, Adams, and Law. Nay: None

Mr. Adams motioned to approve the Agreement between the Land Use Board of the Borough of Hamburg and Glenn C. Kienz, Esq of the Law Firm Weiner Lesniak, LLP. Seconded by **Mr. Harby**. Aye: Brick, Haig, Hall, Harby, Krasnomowitz, Mayor Marino, Tempe, Watts, Adams, and Law. Nay: None

Mr. Adams motioned to approve the Resolution - Ankit Patel, Block 14, Lot 13 216 Route 23 south. Seconded by **Mayor Marino**. Aye: Brick, Haig, Hall, Harby, Krasnomowitz, Mayor Marino, Tempe, Watts, Adams, and Law. Nay: None Abstain: Law

Old Business/New Business: None

Chairman's Agenda: **The Chairman** welcomed Mr. Russell Law to the Land Use Board. **Mr. Watts** asked about the 7-11's progress. It was mentioned that there was a delay in the closing process for the 7-11 and there were environmental issues.

Public Comment Period: There were no members of the public present.

Motion to adjourn made by **Mr. Watts** and seconded by **Mr. Tempe** with all in favor

Respectfully submitted by:

Marguerite L. Nemeth
Secretary to the Land Use Board