

Borough of Hamburg

Land Use Board Meeting Minutes of November 12, 2013

The Borough of Hamburg Land Use Board Meeting was call to order at 7:30 pm by **the Chairman** in accordance with the open Public Meeting Act, with regard to notices.

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

The Chairman read the 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.

Present were Wendy Brick, John Haig, Daniel Hall, Guy Harby, Rich Krasnomowitz, Mayor Marino, Jeanette Tempe, Tom Watts, and Robert Adams.

Approval of August 12, 2013 Land Use Board Minutes

Mr. Haig made a motion to approve the minutes of the August 12, 2013 meeting. Seconded by **Mr. Hall**. Aye: Wendy Brick, John Haig, Daniel Hall, Guy Harby, Rich Krasnomowitz, Mayor Marino, Jeanette Tempe, Tom Watts, and Robert Adams. Nay: None. Abstained: None

Bills/Vouchers:

Mayor Marino motioned to approve payment of the following bills/vouchers.

Weiner Lesniak, LLP for General \$340.00

Weiner Lesniak, LLP for General \$34.00

New Jersey Planning Officials annual dues - \$315.00

Hatch Mott McDonald for Martin Lee, LLC \$120.00

Seconded by **Mr. Krasnomowitz**. Aye: Wendy Brick, John Haig, Daniel Hall, Guy Harby, Rich Krasnomowitz, Mayor Marino, Jeanette Tempe, Tom Watts, and Robert Adams. Nay: None.

Abstained: None.

Correspondence:

Ames Rubber Corporation dated 9/4/13 RE: NJDEP Site Remediation PI # 003018

The New Jersey Planner for July / August 2013

Hatch Mott McDonald – RE: Martin Lee, LLC Lighting Review.

The Chairman asked the Members if they had questions or comments regarding the following Correspondences. The members had none.

Resolutions: Ankit Patel - Block 14, Lot 13

The Chairman explained that the applicant has not replenished their escrow as the Secretary has sent the applicant several letters requesting same. **Mr. Harby** motioned to table the resolution for Ankit Patel. Motion was seconded by **Mr. Krasnomowitz**. Aye: Wendy Brick, John Haig, Daniel Hall, Guy Harby, Rich Krasnomowitz, Mayor Marino, Jeanette Tempe, Tom Watts, and Robert Adams.. Nay: None. Abstained: None.

New Business:

Main Street Historic District Nomination Report.

Mr. Watts discussed the Main Street Historic District Nomination Report to the Land Use Board members. He explained the process and the work creating the report. He answered questions from the Land Use Board Members.

The Chairman asked for a motion to open the meeting for public comment. A motion was made by **Mr. Watts** to open the meeting to the public. Seconded by **Mr. Harby**. All were in favor.

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There was a discussion that in 1978 the original ordinance was proposed, but they found that it was not ratified. The designation will not be like in other areas of the USA and Cape May. The property owners will have flexibility. Businesses will be able to change signs. This is strictly for structural changes.

Mr. Barr discussed the report and how it will affect the buildings being designated. Several of the Land Use Board members were concerned about how it will affect the property owners when they make repairs or modify their buildings. Mr. Barr explained that the designation was only to maintain the integrity and character of the historic buildings as noted in the report. Structural changes only will be affected.

Mayor Marino discussed that he would like to have this move to the Council and then back to the Historic Preservation commission.

Mr. Haig asked if the building owners did not want to apply. Mr. Barr stated they will have the same restrictions through Zoning.

Mayor Marino said that this is beneficial to the Borough as it goes with the towns' history.

Mayor Marino motioned to close the public comment session. Seconded by **Mr. Harby**. All were in favor.

Mayor Marino motioned to move to endorse, accept document and move to the Council. Motion was seconded by Mr. Adams. Aye: Wendy Brick, John Haig, Daniel Hall, Guy Harby, Rich Krasnomowitz, Mayor Marino, Jeanette Tempe, Tom Watts, and Robert Adams. Nay: None. Abstained: None.

There were no members of the public present for tonight's meeting.

Professionals Report: None

Chairman's Agenda: The members briefly discussed the 7-11 project. Mayor Marino explained that the project was held up by the NJDOT. He added that the closing took longer because of the NJDOT.

A Motion by **Mayor Marino** was made to adjourn at 8:26 PM. Seconded by **Mr. Harby**. All were in favor.

Respectfully submitted by:

Marguerite L. Nemeth
Secretary to the Land Use Board