

**BOROUGH OF HAMBURG
LAND USE BOARD
MEETING MINUTES
OCTOBER 11, 2021**

The Borough of Hamburg Land Use Board meeting was called to order at 7:00 p.m. by Chairman Thomas Watts in accordance with the Open Public Meeting Act, with regard to notices. This meeting was held in person at the municipal building.

Mr. Watts invited all those present to participate in the flag salute in honor of Flag Day.

Mr. Watts 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.

Those in attendance were George Alakpa, John Haig, Vice Chairman Dan Hall, Richard Krasnomowitz, Mayor Marino, Glenn David Roberts, Jeannette Tempe, Sam Villagomez and Chairman Thomas Watts. Absent: Emily Banta. There were no Board professionals in attendance.

MINUTES: Villagomez made a motion to approve the minutes of Minutes of August 9, 2021, second by Tempe with all others in favor, including Alakpa, Haig, Mayor Marino, Roberts, and Chairman Watts and Hall and Krasnomowitz abstaining.

BILLS/VOUCHERS: Mayor Marino made a motion to approve the bills/vouchers for payment, seconded by Tempe with all others in favor including Alakpa, Haig, Hall, Krasnomowitz, Roberts, Villagomez and Chairman Watts.

- a. Weiner Law Group - \$34.00 – Land Use Board General
- b. New Jersey Herald - \$49.50 – Land Use Board General
- c. Mott MacDonald - \$1,254.17 – Bluffs at Ballyowen escrow #162
- d. New Jersey Herald - \$16.50 – Land Use Board General
- e. Mott MacDonald - \$260.00 - Bluffs at Ballyowen escrow #162
- f. Weiner Law Group - \$45.00 – Valley View Manor at Wantage #192
- g. Nelson Consulting Group - \$598.00 – Land Use Board General – Ordinance Amendment Review
- h. Mott MacDonald - \$3,063.00 – Valley View Manor – Escrow #192
- i. Weiner Law Group - \$187.00 – Valley View Manor – Escrow #192
- j. Weiner Law Group - \$306.00 – Valley View Manor – Escrow #192

CORRESPONDENCE:

There was no comment on the correspondence.

- a. New Jersey Planner
- b. Copy of Board Resolution appointing John Ruschke of Mott MacDonald as Substitute Planner
- c. September 27, 2021 correspondence from Askin & Hooker LLC requesting return of remaining escrow for John Maione.

RESOLUTION: A motion was made by Mayor Marino authorizing the disbursement of funds held in escrow #192 after the bills on the agenda are paid second by Tempe with all others in favor including Alakpa, Haig, Hall, Krasnomowitz, Roberts, Villagomez and Chairman Watts.

NEW/UNFINISHED BUSINESS:

A. Review of Ordinance §215-22.1

The Board discussed the Zoning Officer's September 28, 2021 memo regarding proposed ordinance changes to the animal ordinance in order to clarify the minimum acreage and setback requirements to assist in the enforcement of the ordinance.

A motion was made by Tempe to recommend to the council the proposed change made to Chapter 215. Zoning, as recommended by Joe Drossel, Zoning Officer, to include the regulations and language in Mr. Drossel's September 8, 2021 memo to the Board regarding the minimum acreage and setback requirements for the housing of large animals, second by Alakpa with all others in favor including John Haig, Vice Chairman Dan Hall, Richard Krasnomowitz, Mayor Marino, Glenn David Roberts, Sam Villagomez and Chairman Thomas Watts.

PUBLIC:

A motion is made at 7:16 p.m. by Haig, second by Tempe to open the meeting to the public with all in favor.

No members of the public are in attendance at the municipal building.

A motion is made at 7:16 p.m. by Haig, second by Villagomez to close the meeting to the public.

CHAIRMAN'S AGENDA:

Chairman Watts indicated that it is likely that our next meeting would be in December pending receipt of an application.

Mr. Krasnomowitz indicates that there are seats open that will need to be filled on the Borough's boards and commissions.

ADJOURN:

A motion is made at 7:19 p.m. by Haig, second by Mayor Marino to adjourn with all others in favor.

Respectfully submitted,



Wendy Brick
Secretary to the Land Use Board