

**BOROUGH OF HAMBURG
LAND USE BOARD MEETING MINUTES
MARCH 11, 2024**

The Borough of Hamburg Land Use Board meeting was called to order at 7:00 p.m. by Chairman Daniel Hall in accordance with the Open Public Meeting Act, with regard to notices.

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

Chairman Hall 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 Pattie Brown, George Endres, Chairman Dan Hall, Mayor Richard Krasnomowitz, William Oehler, Glenn David Roberts, Vice Chair Jeannette Tempe and Sam Villagomez. Louis Karp, Esq. of Weiner Law Group and Allison Kopsco, P.P.

MINUTES: Tempe made a motion to approve the minutes of Minutes of February 11, 2024, second by Brown with all eligible others in favor, including Endres, Hall, Mayor Krasnomowitz, Oehler, Roberts and Villagomez.

BILLS/VOUCHERS: Tempe made a motion to approve the bills/vouchers for payment, second by Brown with all eligible others in favor, including Endres, Hall, Mayor Krasnomowitz, Oehler, Roberts and Villagomez.

- A. Mott MacDonald - \$1,440.00 – Daofre Capital Group (escrow #195)
- B. Weiner Law Group - \$68.00 – Land Use Board General
- C. Weiner Law Group - \$22.50 – Monico (escrow #203)
- D. Weiner Law Group - \$22.50 – The Woods at Hamburg (escrow #198)
- E. Weiner Law Group - \$85.00 – Daofre Capital Group (escrow \$85.00)

CORRESPONDENCE: None.

CHAIRMAN'S AGENDA: Chairman Hall reads the plaque commemorating 35 years of service of Ken Nelson of The Nelson Consulting Group to the Borough of Hamburg and Land Use Board. Mr. Nelson is not in attendance to accept the plaque. It will be mailed to Mr. Nelson.

RESOLUTION:

- A. Cynthia Monico, Application No. LU 23-01, 240 Route 23 (Block 14 Lot 1)
Granting Use Variance and "c" Variance Relief**

Motion made by Villagomez, second by Roberts to memorialize the February 10, 2024 decision of the Board with all eligible in favor including Brown, Oehler, Tempe and Chairman Hall.

- B. The Woods at Hamburg, Application No. LU 23-02, 98 Route 23 (Block 36 Lot 2)
Granting Use and Conditional Use Variance Relief, c" Variance Relief and Preliminary
And Final Site Plan Approval**

Motion made by Tempe, second by Villagomez to memorialize the February 10, 2024 decision of the Board with all eligible in favor including Brown, Oehler, Roberts and Chairman Hall.

Mayor Krasnomowitz commends the Board on the time they put into this application. The Fire Department meeting with the applicant's engineer took place and went well.

ORDINANCE AMENDMENTS: Board Planner Alison Kopsco reaffirms that all issues from the 2018 Master Plan Reexamination Report have been addressed through the amendments.

A motion is made at 7:07 p.m. to open to the public. No public in attendance wishing to comment. A motion is made at 7:07 p.m. to close to the public.

A motion is made by Villagomez, second by Brown to prepare a resolution indicating that the ordinance is not inconsistent with the Master Plan with all others in favor including Endres, Mayor Krasnomowitz, Oehler, Roberts, Tempe and Chairman Hall.

ADJOURN:

At 7:07 p.m., a motion is made by Mayor Krasnomowitz, second by Chairman Hall to adjourn with all others in favor.

Respectfully submitted,

A handwritten signature in cursive script that reads "Wendy Brick".

Wendy Brick
Secretary to the Land Use Board