

BOROUGH OF HAMBURG
LAND USE BOARD AGENDA
July 14, 2025 at 7:00 p.m.
REVISED

- 1) **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.
 - 2) Secretary calls the **Roll**
 - 3) **Flag Salute**
 - 4) **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.
 - 5) **Minutes:**
 - April 14, 2025 Joint Board Hearing Minutes – Hamburg Land Use Board Regular Meeting
 - June 9, 2025 Land Use Board Minutes
 - 6) **Motion for approval of Bills/Vouchers:**
 - A. J. Caldwell & Associates, LLC - \$470.00 – Wallkill Holdings escrow #209
 - B. J. Caldwell & Associates, LLC - \$320.00 – JitaCam escrow #207
 - C. J. Caldwell & Associates, LLC - \$1,200.00 – Wallkill Holdings escrow #209
 - D. J. Caldwell & Associates, LLC - \$160.00 – Mountain View Investment Group #208
 - E. Mott MacDonald - \$3,851.24 – SMS Hamburg escrow #198 **
 - F. Mott MacDonald – \$249.00 – JitaCam escrow #207
 - G. Mott MacDonald - \$2,915.38 – Bluffs escrow #162
 - H. Weiner Law Group - \$400.00 – Land Use Board General
 - I. Weiner Law Group - \$51.00 – COAH
 - J. Weiner Law Group - \$85.00 – SMS Hamburg escrow #198 **
 - K. Weiner Law Group - \$68.00 – Land Use Board – SMS Hamburg LLC v. Township of Hardyston Litigation
 - L. Weiner Law Group - \$362.50 – JitaCam escrow #207
 - M. Weiner Law Group - \$96.00 – Wallkill Holdings escrow #209
- ** Escrow account is deficient.**
- 7) **Correspondence:**
 - A. 6/11/2025 Township of Hardyston Joint Land Use Board Notice of Public Hearing – Adoption of 2025 Hardyston Township Housing Element and Fair Share Plan...
 - B. 6/9/2025 Correspondence State of New Jersey DCA re: 2025 Governor's conference on Housing and Economic Development (9/16/2025 – 9/17/2025)
 - C. 6/6/2025 Correspondence from County of Sussex re: JitaCam Inc. (Block 7 Lot 30)
 - D. 6/2/2025 Sussex County Planning Board Minutes
 - E. 5/19/2025 Sussex County Agricultural Development Board Minutes

F. 5/19/2025 Sussex County Development Review Committee Meeting Minutes
G. 5/5/2025 Sussex County Planning Board Minutes

H. 3/27/2025 Sussex County Open Space Committee Minutes

I. NJHomes Roadshow Events

8) Old Business/New Business

A. An Ordinance Amending the Borough Zoning Ordinance to Prohibit Nuisance Outdoor Lighting

9) Chairman's Agenda

10) Public Portion

11) Adjourn