

**ZONING BOARD OF ADJUSTMENT
RARITAN TOWNSHIP, NEW JERSEY
REGULAR MEETING
November 7, 2019**

7:30 P.M. – REGULAR MEETING

1. CALL TO ORDER

2. NOTICE OF MEETING

The Notice requirements of the Open Public Meetings Act have been satisfied by the placing of a notice of this meeting on the Bulletin Board at the Municipal Building, filing same with the Township Clerk and transmitting same to the Hunterdon County Democrat, the Courier News, the Star Ledger and the Trenton Times.

3. ROLL CALL

PRESENT

ABSENT

A. Board Members

John Gudelis
Kevin Kuhl
Cynthia Schaefer
Alicia Dominguez
Randy Block
Steve Farsiou
Roger Ahrens

B. Alternates

(1) Jim Ferraro
(2) Jeff Anclien

C. Other Personnel

Jonathan E. Drill Esq.
Antoine Hajjar, Township Engineer
Jessica Caldwell, Planner
John Morgan Thomas, Township Landscape Architect
Charles Hecht, Radiofrequency Engineer
Jay Troutman, Township Traffic Engineer
Jacqueline Klapp, Court Reporter

4. BOARD MEMBERS AND COUNSEL

- A. Comments
- B. Announcements
- C. Distribution and Correspondence
- D. Minutes

5. RESOLUTIONS

- (1) Resolution 2019-14, 44 Route 31, LLC – 44 State Route 31, BOA-08-2019
- (2) Resolution 2019-15, Ranch Holdings, LLC – 11 Newcastle Way, BOA-15-2019
- (3) Resolution 2019-16, Raritan Partners, LLC – Corner of Route 31 & Newcastle Way, BOA-07-2018
- (4) Resolution 2019-17, Clojo Circle, LLC, Flemington Retail, LLC, Shoprite of Hunterdon, LLC – Intersection of Route 31/202 and Reaville Avenue, BOA-13-2019

6. APPLICATIONS

- a. BOA CASE No. 19-2019
APPLICANT: Hieber Family Limited Partnership
LOCATION: Block 9, Lot 5.03 – 356 Highway 31
APPLICATION: C-Variance
- b. BOA CASE No. 04-2017
APPLICANT: National Mosaic Company, LLC
LOCATION: Block 63.01, Lot 5.01 – 29 Johanna Farms Road
APPLICATION: Time Extension
- c. BOA CASE No. 20-2019
APPLICANT: Benjamin Webb
LOCATION: Block 6.15, Lot 22 – 47 Rustic Trail
APPLICATION: C-Variance

d. BOA CASE No. 11-2019
APPLICANT: PSE&G
LOCATION: Block 86, Lots 3 & 4 – 207 Everitts Road
APPLICATION: Amended Site Plan – Removal of Condition

e. BOA CASE No. 18-2019
APPLICANT: Flemington Water Department
LOCATION: Block 50, Lot 4 – 37 Shields Avenue
APPLICATION: Preliminary and Final Site Plan with D-Variances

7. NEXT BOARD MEETING – December 5, 2019
December 19, 2019

COPY TO ALL BOARD MEMBERS, ANTOINE HAJJAR, JONATHAN DRILL ESQ., JAY TROUTMAN, JOHN MORGAN THOMAS, CHARLES HECHT, JESSICA CALDWELL, TOWNSHIP COMMITTEE, ADMINISTRATOR, BULLETIN BOARD, ENV. COMMISSION, DEMOCRAT, COURIER NEWS, TRENTON TIMES, STAR LEDGER, JACKIE KLAPP, APPLICANTS & ATTORNEYS

MEETINGS WILL BE HELD AT THE RARITAN TOWNSHIP MUNICIPAL BUILDING, LOCATED AT 1 MUNICIPAL DRIVE, ROOM 160, Committee/Court Meeting Room.

*****ATTENTION BOARD MEMBERS:** If you are unable to attend this meeting it is important that you let the Planning Office know at least 2 days prior to the meeting.