

REORGANIZATION/BUSINESS MEETING

**Lebanon Township Board of Adjustment
Municipal Bldg 530 West Hill Road Glen Gardner, N.J.**

January 27, 2016

The Reorganization Meeting of the Lebanon Township Board of Adjustment was called to order by Board Secretary Gail Glashoff at 7:34 p.m. Present were: Mr. Maurizio, Mr. Kozlowski, Mr. MacQueen, Mr. Terzuolo, Mr. Abuchowski, 1st Alternate Locker.

In compliance with the "Open Public Meetings Act" notice is hereby given that the Lebanon Township Board of Adjustment will hold their Reorganization Meeting on January 27, 2016 at 7:30 p.m. At the conclusion of the Reorganization portion of the meeting, the Board of Adjustment will conduct Regular Board Business. Notice of this Meeting was published in the Hunterdon Review on January 13, 2016. Copies of the agenda were faxed to the Hunterdon Review, Hunterdon County Democrat, Express Times, Courier News, Star Ledger and posted on the bulletin board in the Municipal Building on January 20, 2016.

SWEAR IN:	Andrew Kozlowski	Class IV	12/2019
	Joseph Maurizio	Class IV	12/2019

Attorney Gallina administered the oath of office to Mr. Kozlowski and Mr. Maurizio.

NOMINATIONS FOR CHAIRMAN:

Ms. Glashoff asked for a nomination for Chairman. Motion by Mr. Abuchowski and seconded by Mr. Locker to nominate Mr. Terzuolo as Chairman. There were no other nominations for Chairman. Motion by Mr. Abuchowski and seconded by Mr. Maurizio to close the nominations. Unanimously approved. Congratulations to Mr. Terzuolo. Chairman Terzuolo took over the meeting at this time.

NOMINATIONS FOR VICE CHAIRMAN:

Chairman Terzuolo asked for a nomination for Vice Chairman. Motion by Mr. Kozlowski and seconded by Mr. Maurizio to nominate Mr. Abuchowski as Vice Chairman. There were no other nominations for Vice Chair. Motion by Mr. Locker and seconded by Mr. MacQueen to close the nominations. Unanimously approved. Congratulations to Mr. Abuchowski.

NOMINATIONS FOR VOUCHER REVIEW:

Motion by Mr. MacQueen and seconded by Mr. Locker to nominate Mr. Kozlowski to review the vouchers for the evening. Unanimously approved.

APPOINTMENTS:

- a. John Gallina, Esq.*
- b. Michael Bolan, PP*
- c. Stephen Risse, Engr. (Bayer/Risse Engrs.)*
- d. Gail W. Glashoff, Board Secretary*
- e. Lucy Grozinski, Court Stenographer*
- f. Guy Wilson, Esq. (Alternate Attorney)*
- g. Jim Kyle, PP (Alternate Planner)*

Motion by Mr. MacQueen and seconded by Mr. Kozlowski to appoint everyone listed under Appointments a through g. Unanimously approved.

ADOPT RESOLUTIONS:

a. Authorizing Agreement for Professional Services

Ms. Glashoff reviewed for the board the Resolution for Professional Services. Motion by Mr. MacQueen and seconded by Mr. Kozlowski to adopt the Authorizing Agreement for Professional Services. Unanimously approved.

**Lebanon Township Board of Adjustment
Reorganization/Business Meeting
January 27, 2016
Page 2**

b. Annual Notice Schedule 2016

Ms. Glashoff reviewed for the board the Notice Schedule and lists of the dates for the year 2016. Motion by Mr. MacQueen and seconded by Mr. Maurizio to adopt the Annual Notice Schedule and list of dates for 2016. Unanimously approved.

ADOPT RESOLUTION FOR PROFESSIONALS ON PAY TO PLAY:

Ms. Glashoff briefly went over the Resolution for Professionals on Pay to Play. Motion by Mr. Locker and Seconded by Mr. MacQueen to adopt the Resolution for Professionals on Pay to Play. Unanimously approved.

ADOPT PROFESSIONAL CONTRACTS:

- a. John Gallina, Esq.
- b. Michael Bolan, PP
- c. Stephen Risse, Engr. (Bayer/Risse Engrs.)
- d. Guy Wilson, Esq. (Alternate Attorney)
- e. Jim Kyle, PP (Alternate Planner)

Ms. Glashoff reviewed each contract for the board and advised that hourly rates on all the Professionals have said the same as the last couple years. There has been no increases. Motion by Mr. MacQueen and seconded by Mr. Maurizio to adopt all the contracts as presented. Unanimously approved.

APPOINT APPLICATION REVIEW COMMITTEE:

The following people will serve on the Review Committee same as last year: Mr. Terzuolo, Mr. Kozlowski, Mr. Perry and alternate Mr. Locker.

PRESENTATION OF MINUTES: November 5, 2015 Regular Meeting

Motion by Mr. Maurizio and seconded by Mr. MacQueen to approve the minutes as presented. Unanimously approved.

FYI: Hunterdon County Planning Board announced that they are waiving all subdivision and site plan Development fees until further notice. Effective: December 15, 2015 per Ordinance 2015-02.

RESOLUTION:

- a. Jeremy & Irene Greenman Block #35 Lot #31.12
Bulk Variances for Inground Pool Whiteoak Ridge Road R 1½

Motion by Mr. Maurizio and seconded by Mr. MacQueen to approve the Resolution for Jeremy & Irene Greenman with corrections.

ROLL CALL	Yes: Mr. Maurizio Mr. Kozlowski Mr. MacQueen Mr. Abuchowski Mr. Locker	Abstain: Mr. Terzuolo	Absent: Mr. Eberle Mr. Perry
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PRESENTATION OF BILLS:

- a. John Gallina, Esq. \$250.00 – Attend ZBA Mtg 11/5/2015
\$375.00 – Prepare review Ltr/prepare resolution
(Greenman)
Total: \$625.00

**Lebanon Township Board of Adjustment
Reorganization/Business Meeting
January 27, 2016
Page 3**

*Motion by Mr. Kozlowski and seconded by Mr. Abuchowski to approve the bills for payment.
Unanimously approved.*

CORRESPONDENCE: *a. NJPO Newsletter (2 Issues) b. Law of the Land Articles*

Being no further business to come before the board nor comments from the public, motion by Mr. Maurizio and seconded by Mr. Kozlowski to adjourn the meeting at 8:05 p.m. Unanimously approved.

CHAIRMAN BRUCE TERZUOLO

GAIL W. GLASHOFF, BOARD SECRETARY