

Minutes of September 2, 2021

1st: Moore
2nd: Bace
Date: 9/16/2021

The Regular Meeting of the **Hazlet Township Land Use Board** scheduled for September 2, 2021 was called to order at 7:00 PM with a Salute to the Flag followed by a Moment of Silent Prayer and a Reading of the Letter of Compliance.

ROLL CALL:

Present: Mr. Cavanagh, Mr. Moore, Mayor Clark, Mr. Glackin, Mr. Bace, Mr. Pereira, Mr. Grossman

Absent: Mr. Fabozzi, Ms. Bossert, Mr. Horner, Mr. Lencsak

Professionals: Mr. Vella, Esq., Mr. Otto-CME Associates

MOTION: To approve the minutes of the Regular Meeting of August 19, 2021.

Offered By: Moore **Seconded By:** Bace

Voice vote: Yes

Memorialization case #21-15L: Steiner, 4 California Avenue; Block 116, Lot 4, R-70 zone. Applicant was granted front yard setback variance to construct a 6' x 18.6' front deck.

Adoption of resolution carried to next meeting.

Memorialization case #19-18L: Ronko Developers/Munro Avenue; Block 39, Lot 14, R-70 zone. Application to construct a new single-family dwelling on an undersized lot was denied.

Adoption of resolution carried to next meeting.

Memorialization case# 21-01L: Edge Builders/Cambridge at Hazlet, 140 Bethany Road; Block 196.03, Lot 1, R-70 zone. Applicant received Preliminary Major Subdivision approval to construct 7 single family homes.

Adoption of resolution carried to next meeting.

New case #21-12L: Wilkos, 12 Lynn Blvd; Block 108, Lot 1, R-70 zone. Applicant proposes to construct an attached garage, 1 story kitchen addition, 5'x20' 1 story bedroom addition and front covered porch. Side and rear yard setback variances requested.

Mr. Vella advised this case would be carried to September 16, 2021 with noticing to the residents who were missed.

New case #21-10L: Home Depot, 3600 Highway 35; Block 210, Lot 2, BH zone. Applicant is seeking Preliminary and Final Site Plan approval for permanent outdoor seasonal displays, propane cages, staging and storage area and Equipment Rental area.

Mr. Vella advised this case would be carried to October 7, 2021 with new noticing required.

Citizen Hearing: No one spoke.

Motion: To close citizen hearing

Offered By: Grossman **Seconded By:** Bace

VOICE VOTE: Yes

Motion: To Adjourn

Offered By: Grossman **Seconded By:** Bace

VOICE VOTE: Yes

**Respectfully submitted:
Laura McPeek**