

**BOROUGH OF JAMESBURG
LAND USE BOARD
MINUTES
October 12, 2017**

Vice Chairperson Roseanna Davino called the meeting to order at 7:05 PM and announced that the same was being held pursuant to the Open Public Meetings Act and that all the provisions of the Act had been met.

Flag Salute

Roll Call: Present: Roseanna Davino
 Mayor Lowande
 Coleen Rutsky

Alt: Robert Boulogne
Alt: Shannon Spillane

Absent: Chairman John Walker, Niki Durando, Joseph Howard, Susan Kozar, Brian Wright
Board Member Joseph MacCaro arrived @7:20pm

Approval of Minutes July 13, 2017

Motion: Lowande
Second: Rutsky
In Favor: Davino, Lowande, Rutsky, Boulogne, Spillane

Approve Resolution #10-17

Motion: Lowande
Second: Boulogne
In Favor: Davino, Lowande, Rutsky, Boulogne, Spillane

PUBLIC HEARING:

Christine & Daniel Campbell, Block 76, Lot 2.02

Christine and Daniel Campbell, 262 Forsgate Drive represented themselves for the proposed expansion of their existing driveway. The home is located on a main road where parking is not permitted. The new driveway will be spacious enough to hold 7 vehicles. The existing apron will not change. The new driveway will be asphalt with Belgium Block curbing on a 45 degree angle. This expansion will allow for cars to pull in nose first and back into a spot, so when they exit the driveway they can also pull out nose first.

Engineer John LeCompte feels there is not a lot of issues with what Mr. and Mrs. Campbell are asking for. Since there will not be a new driveway opening, the expansion will not affect the crosswalk in anyway. Allowing the vehicles to be able to pull out of the driveway and not back out will be safer for all.

Motion to Open Public Comment:

Motion: Spillane

Second: Lowande

In Favor: Davino, Lowande, Rutsky, Boulogne, Spillane

Motion to Close Public Comment.

Motion: Lowande

Second: Spillane

In Favor: Davino, Lowande, Rutsky, Boulogne, Spillane

Motion to Approve:

Motion: Lowande

Second: Davino

In Favor: Davino, Lowande, Rutsky, Boulogne, Spillane

Public Hearing for SSHJ, LLC, Block 31, Lot 4 has been pushed to the November 9, 2017 meeting at 7:00 PM.

Motion to Open Public Comment:

Motion: Lowande

Second: Spillane

In Favor: Davino, Lowande, Maccaro, Rutsky, Boulogne, Spillane

Jim Gregory – 236 Possum Hollow Road - Mr. Gregory has owned the building located on this property since 2015. The building currently has a Law Office upstairs. There was a Title company downstairs at one point. With not having rent coming in for the downstairs office, Mr. Gregory is looking to sell the building. The building is zoned in R75 residential, but has been operating as a commercial building since he purchased it in 2015. There is also an easement on the property.

Borough Attorney Mike Balint suggested he apply for a variance. The building cannot just be used for anything. It was determined that Mr. Gregory and Mr. Balint would speak to determine the best way to handle this.

Motion to Close Public Comment:

Motion: Lowande

Second: Spillane

In Favor: Davino, Lowande, Maccaro, Rutsky, Boulogne, Spillane

Motion To Adjourn:

Motion: Rutsky

Second: Lowande

In Favor: Davino, Lowande, Maccaro, Rutsky, Boulogne, Spillane

