

**BOROUGH OF JAMESBURG
LAND USE BOARD VIRTUAL ZOOM MEETING
MINUTES
November 12, 2020**

Chairman John Walker called the meeting to order at 7:09 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	Shannon Spillane
	Joseph Howard	John Walker
	Susan Kozar	Brian Wright
	Mayor Lowande	Alt: Robert Boulogne
	Joseph Maccaro	
	Peter Shaughnessy	

Absent: Alt: Patrick Connelly

Approval of Minutes October 8, 2020:

Motion: Spillane

Second: Howard

In Favor: Davino, Howard, Kozar, Lowande, Shaughnessy, Spillane, Walker, Wright, Boulogne

Abstain: Maccaro

RESOLUTION #10-20 – DTMT Extension

Granting an extension of the approval for preliminary and final major site plan approval with variances to permit the conversion of the existing Post Office building to a mixed-use Post-Office facility and Laundromat as requested by DTMT, LLC for property known as block 28, Lot 2.05 on the tax map of the Borough of Jamesburg.

Motion: Wright

Second: Davino

In Favor: Davino, Howard, Kozar, Lowande, Shaughnessy, Spillane, Walker Wright

Abstain: Maccaro

Appeal/Interpretation – Frank Ochoa – 14 Front Street

Mr. Ochoa did not show up for the meeting. Chairman Walker asked for a motion from the board to either dismiss the appeal or carry it over to the December meeting.

Motion to Carry to December Meeting:

Motion: Wright

Second: Howard

In Favor: Davino, Howard, Lowande, Maccaro, Shaughnessy, Spillane, Wright, Walker, Boulogne

PUBLIC HEARING: 3M INVESTORS, LLC: BLOCK 27, LOTS 7&8

Walter Toto Attorney, started the hearing at the October 8th meeting. The building has been vacant since 2015. This home was a mother daughter in the past. There are 5-6 multi-family homes in the area. The owner is looking to spend approximately \$100,000.00 to re-furbish the home. Bill Doran is to present changes to the Board. Bill Doran discussed the proposed parking in the rear of the building along with the entrances and kitchen areas being moved. Both units will now have access from the rear. The bedrooms would have 2 people per room allowing 4 occupants on each floor. According to Zoning officer Bill Maresca the sizes of the rooms would allow for 8 occupants on each floor. The owner, Mr. Shah would like a maximum of 5 occupants per floor. The 1st floor will enter into the kitchen and the 2nd floor will enter into the living room. Windows and siding will be replaced and if the roof is in disrepair that will also be replaced. There was talk with several Board members regarding the sizes of the closets in the bedrooms, also the elimination of a set of stairs that is on the plans. He staircase will be eliminated. The house on either side of this one are both single family homes.

Motion to open Public Comment:

Motion: Wright

Second: Maccaro

No one from the public wished to speak.

Motion to close Public Comment:

Motion: Wright

Second: Spillane

Motion to Deny:

Motion: Wright

Second: Spillane

In Favor: Davino, Kozar, Spillane, Wright

Motion To Adjourn:

Motion: Howard

Second: Spillane

