

**BOROUGH OF JAMESBURG
LAND USE BOARD
MINUTES
April 12, 2018**

Chairman John Walker called the meeting to order 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
Niki Durando
Susan Kozar
Mayor Lowande
Coleen Rutsky
Brian Wright
Chairman: John Walker
Alt. Shannon Spillane
Joseph Maccaro – Arrived 7:17 PM

Absent: Joseph Howard, Alt: Robert Boulogne

Approval of Minutes March 8, 2018:

Motion: Davino

Second: Lowande

In Favor: Davino, Durando, Kozar, Lowande, Rutsky, Walker, Wright, Spillane

Approve Resolution #12-18 – Amal Mikhail: 217 Gatzmer Ave., Block 38, Lot 5

A Resolution granting bulk variance and design waiver approvals to allow the construction of a single family home to Amal Mikhail on the property known as Block 38, Lot 5 on the Tax map of the Borough of Jamesburg.

Motion: Spillane

Second: Durando

In Favor: Davino, Durando, Kozar, Lowande, Walker, Wright, Spillane

Abstain: Rutsky

Appeal – Roberto Sanchez: 258 Gatzmer Ave., Block 72, Lots 1 & 2

Roberto Sanchez is a resident of Jamesburg and also currently has an auto repair shop in the Borough. He is looking to move his business to the property located at 258 Gatzmer Ave.(Busco Brothers). The property is not currently Zoned for an auto repair shop. The property is in the Retail Business Zone. This particular property is zoned for

a Gas Station, which also allows for Minor Auto repair. He is asking the Board to over rule the denial from Zoning Officer Maresca.

Motion to overrule the Zoning Official Denial with Stipulation: (If a new site plan is required he must come back in front of the board).

Motion: Wright

Second: Davino

In Favor: Davino, Durando, Kozar, Lowande, Rutsky Walker, Wright, Spillane

Abstain: Maccaro

The Board had a discussion regarding the appointment of a sub-committee to redo the Zoning Ordinances. Also, they had a discussion about an Ordinance prohibiting the sell of marijuana in the Borough of Jamesburg. This Ordinance will have to be written and approved by the Borough Council.

Motion To Adjourn:

Motion: Wright

Second: Maccaro

In Favor: Davino, Durando, Kozar, Lowande, Maccaro, Rutsky, Walker, Wright, Spillane