

**HARDWICK TOWNSHIP
PLANNING/LAND USE BOARD MINUTES
November 14, 2024**

Meeting was called to order by Chairman McKim at 7:00 pm.

FLAG SALUTE:

Chairman McKim Read the following statement:

“Adequate notice of this meeting has been provided in accordance with the Open Public Meeting Act, P.L. 1975, Notice of this meeting was posted on the township website and on the bulletin board of the municipal building at 40 Spring Valley Road”.

ROLL CALL:

Fred Butcher, Cynthia Caffrey, Lori, Gold, William Hughes, Christina Suyker, John Liegner, Mayor Jacksic and Jim McKim were present. Also present were Board Attorney Glenn Gavan, and Land Use Board Secretary Kristin Shipps. Nichole Meuse and Ty Coronato were absent.

APPROVAL OF MINUTES:

October 10, 2024, Meeting Minutes.

Motion Made by Jacksic, second by Liegner and approved by roll call vote: Butcher—abstain, Caffrey—yes, Gold—abstain, Hughes—yes, Meuse—absent, Suyker—yes, Liegner—yes, Coronato—absent, Jacksic—yes, McKim—yes.

UNFINISHED BUSINESS:

Township Ordinance 2024-05 –Update.

Ordinance of The Township of Hardwick, County of Warren, State of New Jersey, Creating Chapter 40 Entitled “Tree Removal and Replacement” Establishing Certain Rules and Regulations Related to the Removal and Replacement of Certain Qualifying Trees, as Required by the New Jersey Department of Environmental Protection

Mayor Jacksic advised the board that the township committee has tabled any further conversation regarding the ordinance due to a new bill that may be passed eliminating tree ordinances. Mayor Jacksic reached out to the assembly members to see if this was true and has not heard back.

NEW BUSINESS:

Application 2024-02 – 2 Lighting Bug Hollow Road, Block 601 Lot. 5.03 -Completeness Review.

Chairman McKim stepped down from the dais at this time for he is on the 200-foot list. Vice Chairman Hughes took over the meeting and read the comments from the variance application checklist that were provided to the board from Land Use Board Engineer Williams.

Variances Application Checklist.

Checklist Item 4. Key Map at the scale of the Township Tax Maps (1” = 400’).

No Key Map has been provided. This office recommends that the applicant provide an aerial view of the subject property. This office takes no exception to a waiver being granted.

Checklist item 15. Approval signature lines.

It is recommended that if the application is approved, that this be a condition of approval.

Checklist item 18. The location of existing and proposed property lines, streets, structures (with their numerical dimensions and an indication as to whether existing structures will be retained or removed), parking spaces, loading areas, driveways, watercourses, railroads, bridges, culverts, drainpipes, any natural features such as treed areas, both within the tract and within 50 feet of it boundary.

It is recommended that during the applicants' hearing, the applicant provide testimony as to the location of the proposed detached garage. Testimony should include existing use, if there are any trees in the area, and if grading will be required. This office takes no exception to a waiver being granted, for completeness only.

Checklist Item 21. Proposed Buffer and landscape areas.

It is recommended that the applicant provide testimony if any trees are proposed to be removed. This office takes no exception to a waiver being granted, for completeness only.

Checklist item 22. Delineation of floodplains, including both floodway and flood fringe area, flood zone, flood elevation and elevation of lowest floor level.

In accordance with the Lands Resource Protection Web Application from the NJDEP, it does not appear there are any flood zones that affect the property. This office takes no exception to a waiver being granted.

Checklist item 23. Wetlands, marshes, ponds, and land subject to flooding.

In accordance with the Lands Resource Protection Web Application from the NJDEP, it does not appear there are any wetlands or ponds that affect the property. This office takes no exception to a waiver being granted.

Completeness Conclusion.

We have reviewed the submitted documents for compliance with the checklist requirements for a Variance Application. At this time, it is our recommendation that the application be deemed.

COMPLETE subject to addressing the following checklist items:

- Item 15: The applicant shall provide approval signature lines for the board chairman, board secretary and board engineer. It is recommended that this item be a condition of approval.
- Item 18. It is recommended that the applicant provide an aerial of the property showing the conditions within 50 feet of the detached garage.

Motion made by Caffrey, second by Buther and approved by roll call vote: Butcher—abstain, Caffrey—yes, Gold—abstain, Hughes—yes, Meuse—absent, Suyker—yes, Liegner—yes, Coronato—absent, Jacksic—yes, McKim—yes to deem the application complete subject to the requested checklist items listed above.

Chairman McKim returned to the dais at this time.

MEMORIALIZING RESOLUTIONS:

None at this time.

OTHER BUSINESS:

Liaison Update-General Township Matters.

Mayor Jacksic reported that the municipal building will be getting a new roof over the weekend. He also reported that a contract has been signed with Warren County to fix the Spring Valley Rd bridge. He will keep everyone posted on when construction starts as soon as he knows.

Chairman McKim asked for information on the storage container that was on the township committee agenda.

Mayor Jacksic stated that there have been complaints of unsightly storage containers around town and the committee along with the zoning officer are drafting an ordinance so there will be guidelines.

PUBLIC SESSION:

No public Comment.

CORRESPONDENCE:

No Correspondence.

PAYMENT OF BILLS:

Motion made by Jacksic, second by Buther and approved by roll call vote: Butcher—abstain, Caffrey—yes, Gold—abstain, Hughes—yes, Meuse—absent, Suyker—yes, Liegner—yes, Coronato—absent, Jacksic—yes, McKim—yes to approve the payment of bills.

ADJOURNMENT:

Motion made by Jacksic, second by Butcher and carried to adjourn the meeting at 7:25 pm.

Respectfully submitted,

Kristin Shipps, LUB Secretary