

**KINGWOOD TOWNSHIP
BOARD OF ADJUSTMENT
MINUTES
October 13, 2021
7:30 PM**

CALL TO ORDER

A regular meeting of the Kingwood Township Board of Adjustment (BOA) was called to order at 7:30 pm by Phillip Lubitz, Chairman.

NOTIFICATION

In order to ensure full public participation at this meeting, all members of this Board, and members of the public are requested to speak only when recognized by the Chair so that there is no simultaneous discussion or over-talk, and further, all persons are requested to utilize the microphones which are provided for your use by the Township. Your cooperation is appreciated.

Adequate notice of this meeting was provided in accordance with the Open Public Meetings Act by publication of the notice in the Hunterdon County Democrat on January 21, 2021, and Courier News on January 21, 2021. Copies of the notice were also posted in the Kingwood Township Municipal Building on January 21, 2021. The Board of Adjustment proceedings close at 10:30 pm.

ROLL CALL:

PRESENT: Phillip Lubitz – Chairman, James Laudenbach – Vice Chairman, Mary Lou Haring, Andrew Russano, John Mathieu, Cynthia Ostergaard, Leslie Bella (Alternate #1), David Frank (Alternate #2).

ABSENT: David Hewitt

OTHER: David Pierce, Attorney

NEW AND PENDING BUSINESS:

No new business this month.

APPROVAL OF MINUTES:

Next on the Agenda is the Approval of the BOA Meeting Minutes. P. Lubitz asked if there were any additions or corrections to the September 08, 2021, BOA Meeting Minutes. None noted. He asked for a motion. It was moved by J. Mathieu, seconded by M. Haring to approve the Meeting Minutes of September 08, 2021.

P. Lubitz asked for a Roll-Call Vote:

P. Lubitz:	Yes
J. Laudenbach:	Yes
M. Haring:	Yes
A. Russano:	Yes
J. Mathieu:	Yes
C. Ostergaard:	Yes
L. Bella:	Yes
D. Frank:	Yes

CORRESPONDENCE & REPORTS:

The Zoning Report – The Chairman noted that the Zoning Officer went back to the old format for the report to show the description of the zoning inquiries as was requested by the BOA.

The Planning Board Agenda – The Chairman said he saw something about a zoning ordinance for the Business Park Zone. David Pierce said the Board was looking at the language to broaden the scope of uses permitted in the Business Park Zone but there is no resolution to it yet. The Board is looking to David Banisch in the first of the year to do a comprehensive review of uses in the Business Park zone.

There were no Planning Board Meeting Minutes to review this month.

The Chairman asked if the Board had any comments. The BOA Secretary said that her comment was she received a copy of the amended ordinance for the BOA Fees from the Township Committee which will have a resolution at the November 4th meeting.

PRIVILEGE OF THE FLOOR:

No public present so no comments from the public. Any final comments from the Board? None noted.

ADJOURNMENT:

P. Lubitz asked for a motion to adjourn. It was moved by A. Russano, seconded by M. Haring to adjourn the meeting at 7:36 pm. All members present voted **AYE**.

All meeting votes were unanimous with a vote of 5:0 with a sustained quorum. There were no controverted issues and there was no conflict of interest for any of the Board members in attendance.

Respectfully submitted,

Karen Radcliffe

Karen Radcliffe
BOA Secretary