

A Reorganization meeting of the Township of Hamilton Zoning Board of Adjustment was held on the above date with Elaine Valentino presiding until a new Chairman was elected. Members present were Wayne Cain, Wayne Choyce, William Christman, Dr. Robert Kahrman, Carl Pitale, Bruce Strigh & Elaine Valentino. Alternate members, James Santilli, Jr. & Michael Angelo were also present.

The Statement of Compliance was read.

Announcements: Mr. Lafferty will be filling in for Ms. Lafferty.

Oath of Service – Mr. Lafferty administered the Oath of Service to the following: Wayne Cain, & Carl Pitale as Regular Zoning Board Members and James Santilli as Alternate #1 & Michael Angelo as Alternate #2.

Ms. Valentino stated the committee met on January 5th following the review of the CDs that were submitted for Professional Services for calendar year 2017. She thanked Bruce Strigh & Wayne Choyce for being part of the process. The recommendations will be made tonight & if anyone has other recommendations please do so.

Appointment of Secretary for 2017 – Dr. Kahrman moved, seconded by Mr. Cain to appoint Deborah Ohnemuller to the position of Secretary to the Township of Hamilton Zoning Board of Adjustment for the year 2017, until the Board reorganizes in 2018. No other names were presented.

ROLL CALL ON THE ABOVE MOTION:

MR. CAIN-AYE	MR. CHOYCE-AYE	MR. CHRISTMAN-AYE
DR. KAHRMANN-AYE	MR. PITALE-AYE	MR. STRIGH-AYE
MS. VALENTINO-AYE		

SAID MOTION CARRIED.

Election of Chairperson for 2017– Mr. Strigh moved, seconded by Mr. Choyce to elect Elaine Valentino for the position of Chairperson of the Township of Hamilton Zoning Board of Adjustment for the year 2017, until the Board reorganizes in 2018. No other names were presented.

ROLL CALL ON THE ABOVE MOTION:

MR. CAIN-AYE	MR. CHOYCE-AYE	MR. CHRISTMAN-AYE
DR. KAHRMANN-AYE	MR. PITALE-AYE	MR. STRIGH-AYE
MS. VALENTINO-ABSTAIN		

SAID MOTION CARRIED.

Election of Vice-Chairperson for 2017– Mr. Cain moved, seconded by Mr. Angelo to elect Bruce Strigh for the position of Vice-Chairperson of the Township of Hamilton Zoning Board of Adjustment for the year 2017, until the Board reorganizes in 2018. No other names were presented.

ROLL CALL ON THE ABOVE MOTION:

MR. CAIN-AYE	MR. CHOYCE-AYE	MR. CHRISTMAN-AYE
DR. KAHRMANN-AYE	MR. PITALE-AYE	MR. STRIGH-ABSTAIN
MS. VALENTINO-AYE		

SAID MOTION CARRIED.

Ms. Valentino stated that Board members have been involved with this process since 2009. It has been the practice of the Board, over the past several years, to review the applications for consideration of the positions; the locations of the offices; the hourly rate & primarily the experience of the professionals who are applying for these positions with the focus on zoning.

The experience which was presented was exemplary but not always in line with what is required of a Zoning Board in Hamilton Township or in an area that takes into consideration the Pinelands & other

sensitive areas in the township. The choices were made & after that we were able to look at the contracts at the end of the year & they became performance based contracts. The people who have been recommended by the committee have a proven record before this board & whose performance has been exemplary.

Appointment of Solicitor for 2017– Mr. Strigh moved, seconded by Mr. Kahrman to appoint the firm of Cooper Levenson to the position of Solicitor to the Township of Hamilton Zoning Board of Adjustment for the year 2017, until the Board reorganizes in 2018. No other names were presented.

ROLL CALL ON THE ABOVE MOTION:

MR. CAIN-AYE	MR. CHOYCE-AYE	MR. CHRISTMAN-AYE
DR. KAHRMANN-AYE	MR. PITALE-AYE	MR. STRIGH-AYE
MS. VALENTINO-AYE		

SAID MOTION CARRIED.

Appointment of Planner for 2017 – Mr. Cain moved, seconded by Mr. Choyce to appoint Robert Watkins of Mott Associates, LLC to the position of Planner to the Township of Hamilton Zoning Board of Adjustment for the year 2017, until the Board reorganizes in 2018. No other names were presented.

ROLL CALL ON THE ABOVE MOTION:

MR. CAIN-AYE	MR. CHOYCE-AYE	MR. CHRISTMAN-AYE
DR. KAHRMANN-AYE	MR. PITALE-AYE	MR. STRIGH-AYE
MS. VALENTINO-AYE		

SAID MOTION CARRIED.

Appointment for Alternate Planner for 2017– Mr. Strigh moved, seconded by Mr. Cain to appoint Vincent Polistina of Polistina Associates, LLC to the position of Alternate Planner to the Township of Hamilton Zoning Board of Adjustment for the year 2017, until the Board reorganizes in 2018. No other names were presented.

ROLL CALL ON THE ABOVE MOTION:

MR. CAIN-AYE	MR. CHOYCE-AYE	MR. CHRISTMAN-AYE
DR. KAHRMANN-AYE	MR. PITALE-AYE	MR. STRIGH-AYE
MS. VALENTINO-AYE		

SAID MOTION CARRIED.

Appointment of Engineer, Lighting Consultant, and Traffic Engineer for 2017 – Mr. Cain moved, seconded by Mr. Strigh to appoint Kevin Dixon of Dixon Associates Engineering, LLC to the positions of Engineer, Lighting Consultant, and Traffic Engineer to the Township of Hamilton Zoning Board of Adjustment for the year 2017, until the Board reorganizes in 2018. No other names were presented.

ROLL CALL ON THE ABOVE MOTION:

MR. CAIN-AYE	MR. CHOYCE-AYE	MR. CHRISTMAN-AYE
DR. KAHRMANN-AYE	MR. PITALE-AYE	MR. STRIGH-AYE
MS. VALENTINO-AYE		

SAID MOTION CARRIED.

Appointment of Alternate Traffic Engineer for 2017– Mr. Strigh moved, seconded by Mr. Cain to appoint the firm of CME Associates to the position of Alternate Traffic Engineer to the Township of Hamilton Zoning Board of Adjustment for the year 2017, until the Board reorganizes in 2018. No other names were presented.

ROLL CALL ON THE ABOVE MOTION:

MR. CAIN-AYE
DR. KAHRMANN-AYE
MS. VALENTINO-AYE

MR. CHOYCE-AYE
MR. PITALE-AYE

MR. CHRISTMAN-AYE
MR. STRIGH-AYE

SAID MOTION CARRIED.

Appointment of Landscape Architect Consultant, Alternate Engineer & Alternate Lighting Consultant for 2017– Mr. Cain moved, seconded by Mr. Angelo to appoint Engineering Design Associates to the position of Landscape Architect Consultant, Alternate Engineer & Alternate Lighting Consultant to the Township of Hamilton Zoning Board of Adjustment for the year 2017, until the Board reorganizes in 2018. No other names were presented.

ROLL CALL ON THE ABOVE MOTION:

MR. CAIN-AYE
DR. KAHRMANN-AYE
MS. VALENTINO-AYE

MR. CHOYCE-AYE
MR. PITALE-AYE

MR. CHRISTMAN-AYE
MR. STRIGH-AYE

SAID MOTION CARRIED.

Mr. Carey thanked the Board for the appointment & is looking forward to the upcoming year.

Mr. Choyce stated the committee did not have a recommendation for alternate solicitor due to the firm of Cooper Levenson was large enough with attorneys who could act as alternate should Ms. Lafferty have a conflict with an application.

Chairperson’s Appointments to Sub Committees:

Site Review Committee: Bruce Strigh, Wayne Cain & Michael Angelo
Workshop Session Committee: Wayne Choyce, Bill Christman & Robert Kahrmann
Fire & Safety Liaison: Carl Pitale & James Santilli

Meeting Times & Dates- Mr. Strigh moved, seconded by Mr. Cain to establish the fourth Monday of every month, with the exception of December, as the day on which the Zoning Board of Adjustment meetings for 2017 will be conducted, and to establish the time of 7:00 P.M. The dates are as follows:

- JANUARY 23, 2017
- FEBRUARY 27, 2017
- MARCH 27, 2017
- APRIL 24, 2017
- MAY22, 2017
- JUNE 26, 2017
- JULY 24, 2017
- AUGUST 28, 2017
- SEPTEMBER 25, 2017
- OCTOBER 23, 2017
- NOVEMBER 27, 2017
- *DECEMBER 11, 2017
- *JANUARY 8, 2018 (2nd Monday)
- JANUARY 22, 2018

ROLL CALL ON THE ABOVE MOTION:

MR. CAIN-AYE
DR. KAHRMANN-AYE
MS. VALENTINO-AYE

MR. CHOYCE-AYE
MR. PITALE-AYE

MR. CHRISTMAN-AYE
MR. STRIGH-AYE

SAID MOTION CARRIED.

Designation of Official Newspapers – Ms. Valentino asked the Secretary to state the designated official newspapers for the Zoning Board Publications & she stated the following: The Press of Atlantic City; Atlantic County Record/Record Journal. Mr. Strigh moved, seconded by Mr. Choyce, to adopt the above as the Official Publications.

ROLL CALL ON THE ABOVE MOTION:

MR. CAIN-AYE	MR. CHOYCE-AYE	MR. CHRISTMAN-AYE
DR. KAHRMANN-AYE	MR. PITALE-AYE	MR. STRIGH-AYE
MS. VALENTINO-AYE		

SAID MOTION CARRIED.

Adoption of Rules of Procedure –Mr. Strigh moved, seconded by Mr. Choyce, to adopt the Rules of Procedure, as written, for the Township of Hamilton Zoning Board of Adjustment for the year 2017.

ROLL CALL ON THE ABOVE MOTION:

MR. CAIN-AYE	MR. CHOYCE-AYE	MR. CHRISTMAN-AYE
DR. KAHRMANN-AYE	MR. PITALE-AYE	MR. STRIGH-AYE
MS. VALENTINO-AYE		

SAID MOTION CARRIED.

Approval of Minutes – Mr. Christman moved, seconded by Mr. Angelo to approve the minutes from the December 12, 2015 meeting as amended. SAID MOTION CARRIED WITH FIVE (5) MEMBERS VOTING “AYE,” NO “NAY,” and NO “ABSTAIN.”

ROLL CALL ON THE ABOVE MOTION

MR. CAIN-AYE	MR. CHOYCE-AYE	MR. CHRISTMAN-AYE
DR. KAHRMANN-AYE	MR. PITALE-AYE	MR. STRIGH-AYE
MS. VALENTINO-AYE		

SAID MOTION CARRIED.

Memorialization of Resolution – Mr. Christman moved, seconded by Mr. Kahrman to adopt the resolution for Mark Heyman -App. #47-2016; Block 222 Lot 31.01. SAID MOTION CARRIED WITH SEVEN (7) MEMBERS VOTING “AYE,” NO “NAY,” and NO “ABSTAIN.”

ROLL CALL ON THE ABOVE MOTION:

MR. CAIN-AYE	MR. CHOYCE-AYE	MR. CHRISTMAN-AYE
DR. KAHRMANN-AYE	MR. PITALE-AYE	MR. STRIGH-AYE
MS. VALENTINO-AYE		

SAID MOTION CARRIED.

Public Comment –Ms. Valentino asked if anyone would like to speak for public portion. Mr. Fred Akers, 175 9th Street, Newtonville, NJ. He is the Administrator of the Great Egg Harbor River Council & the Great Egg Harbor Watershed Council. He spoke in regards to an application that the Zoning Board heard during 2016, Fred Bohren. At the Township Reorganization he asked the town to become the owner of that parcel in order for it to become open space, assuming state & county funds could be used to purchase it. He feels this lot fits with the Open Space program. He is asking for support of the Zoning Board regarding the town buying it. He also spoke about the educational opportunities for St. Vincent’s School.

Ms. Valentino stated she would request advices from our solicitor before the Board could make a motion to support the proposal for open space inasmuch as the property in question was the result of a previously approved application before the Board.

Mr. Lafferty agreed & ruled that it was not within the purview of the Board to move forward with an action of support on this matter.

Board members, however, can attend Committee meetings as individual tax payers to speak regarding the positives of the Township acquiring this piece of property.

Ms. Valentino stated in lieu of the February meeting there will be an orientation/refresher course for Zoning Board members. Ms. Lafferty & Mr. Dixon will be speaking. Mr. Carey & Mr. Watkins are also invited to speak. This will be done in Conference Room A.

Ms. Valentino commented about Weymouth Church & the lighting. This will not have to return to the Board.

Mr. Strigh asked if the annual report can note if conditions have been met & if permits have been opened.

Ms. Valentino stated if any members had questions to present them at the refresher course.

The Secretary let Board members know what applications are pending for the next meeting.

Mr. Christman moved, seconded by Mr. Kahrman to close the public portion of the hearing. SAID MOTION CARRIED WITH ALL MEMBERS VOTING "AYE," NO "NAY," NO "ABSTAIN."

Executive Session- There were no items to discuss.

Adjournment – Mr. Christman moved, seconded by Mr. Kahrman to adjourn the Zoning Board of Adjustment meeting at 7:57 p.m. SAID MOTION CARRIED WITH ALL MEMBERS VOTING "AYE," NO "NAY," NO "ABSTAIN."

Respectfully submitted,

Deborah Ohnemuller, Secretary
Zoning Board of Adjustment