

**REGULAR MEETING**

**Lebanon Township Board of Adjustment  
Municipal Bldg 530 West Hill Road Glen Gardner, N.J.**

**June 25, 2014**

The Regular Meeting of the Lebanon Township Board of Adjustment was called to order at 7.38 p.m. by Board Secretary Gail Glashoff. Present: Mr. Maurizio, Mr. Kozlowski, Mr. MacQueen, 2<sup>nd</sup> Alternate Koch, Attorney Gallina and Planner Bolan. **Excused:** Mr. Terzuolo, Mr. Abuchowski, Mr. Eberle, Mr. Locker.

Notice of this meeting was published in the "Annual Meeting Notice Schedule" adopted by this board on January 22, 2014, faxed to the Hunterdon Review, Hunterdon County Democrat, Express Times, Courier News, Star Ledger and posted on the bulletin board in the Municipal Building on June 18, 2014.

Due to the fact that the Chairman and Vice Chairman were absent. Ms. Glashoff asked for a nomination for Chairman. Motion by Mr. Kozlowski and seconded by Mr. Maurizio to nominate Mr. MacQueen to chair the meeting for this evening. Being no further nominations, motion by Mr. Kozlowski and seconded by Ms. Koch to close the nominations. Unanimously approved.

At this time, Mr. MacQueen took over the meeting.

**PRESENTATION OF MINUTES:** May 28, 2014 Regular Meeting

Motion by Mr. Kozlowski and seconded by Ms. Koch to approve the minutes as presented. Unanimously approved.

**RESOLUTION:**

- a. Dominick Tranquilli/Transtar Autobody      Block #41    Lot #4  
     Extension of Time w/conditions              Route 513    I5

Motion by Mr. Kozlowski and seconded by Ms. Koch to approve the Resolution for Dominick Tranquilli as presented.

<b>ROLL CALL</b>	<b>Yes:</b> Mr. Kozlowski	<b>Abstain:</b> Mr. Maurizio	
	Mr. MacQueen	<b>Absent:</b> Mr. Terzuolo	Mr. Perry
	Ms. Koch	Mr. Abuchowski	Mr. Locker
		Mr. Eberle	

Due to a conflict of interest Ms. Koch left the dais at this time.

**NEW BUSINESS:**

Leonard Moore	Block #23	Lot #3
16 Deerfield Court	Raritan River Road	R3
Basking Ridge, N.J. 07920		

**PUBLIC HEARING** Bulk Variances for side yard setbacks

Attorney Gallina announced all the notices are in order: The following items were marked into evidence: **A1**-Taxes Paid, **A2**-Affadavit of Proof of Service, **A3**-Certified List of Property Owners & Utilities, **A4**-POD Slips, **A5**-Notice to Property Owners, **A6**-Public Notice in Hunterdon Review. Attorney Gallina announced that due to a lack of a quorum of the board, the Public Hearing will be rescheduled and heard on July 23, 2014 at 7:30 p.m. The applicant agreed to the new hearing date. No further notice will be given. The board apologized to the applicant.

Ms. Koch returned to the dais.

**PRESENTATION OF BILLS:**

- a. John Gallina, Esq.                      \$125.00 – Escrow (**Tranquilli/Transtar**) Resolution
  - \$250.00 – Attend ZBA Meeting 5/28/2014
  - b. Court Stenographer                    \$250.00 - Attend ZBA Meeting 6/25/2014
  - c. Gail Glashoff                              \$ 53.49 - Staples
- Total: \$678.49**

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Motion by Mr. Kozlowski and seconded by Mr. Maurizio to approve the bills as presented.  
Unanimously approved.

**CORRESPONDENCE:**

- a. Law Bulletin May & June 2014
- b. H.C. Planning Board Ltr re: Leonard Moore

Being no further business to come before the board, nor comments from the public, motion by Mr. Kozlowski and seconded by Mr. Maurizio to adjourn the meeting at 7:50 p.m. Unanimously approved.

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**CHAIRMAN GARY MACQUEEN**

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**GAIL W. GLASHOFF, BOARD SECRETARY**