

*(The following matters were known at agenda deadline.  
Other matters may arise thereafter that need timely consideration or action.)*

**CLINTON TOWNSHIP  
BOARD OF ADJUSTMENT**

[www.clintontwpnj.com](http://www.clintontwpnj.com)

October 26, 2015

**AGENDA**

7:30PM

PUBLIC SAFETY BUILDING

1370 Route 31N

Annandale, NJ 08801

1. CALL TO ORDER
2. FLAG SALUTE
3. PUBLIC NOTICE

This the October 26, 2015 public meeting of the Zoning Board of the Township of Clinton, County of Hunterdon and State of New Jersey. Adequate notice of this meeting has been given in accordance with the Open Public Meetings Act in that an Annual Notice was published in the Hunterdon County Democrat, and the notice of and agenda for this meeting was posted on the bulletin boards in the Municipal Building and faxed to the Hunterdon County Democrat, the Express Times, the Courier News, the Hunterdon Review, and the Star Ledger no later than the Friday prior to the meeting.

4. ROLL CALL

Filus  Lefkus  Lewis  Matsen  McCaffrey  Olsen  Roberts  Stevens  
 Yager

5. NEW BUSINESS

1. Vouchers

6. MINUTES

None

7. RESOLUTION (Distributed by J. Drill via email)

1. **CELLCO PARTNERSHIP D/B/A VERIZON, Block 4.03, Lot 36.01**

Application No. 2015-15, Resolution No. 2015-10

Grant and denial of Completeness Waivers for Application for an upgrade of a wireless communication facility, Transfer the Application to the Planning Board and Extension of the Time within which the Planning Board has to decide the Application

Eligible Members: *Lefkus, Matsen, McCaffrey, Olsen, Roberts, Yager*

8. INTERPRETATION

**1. TOWNSHIP OF CLINTON, INTERPRETATION REQUEST**

**Subject Property, Serrani, Block 16, Lot 70**

Application # 2015-13

The Zoning Officer seeks an interpretation of the regulations applicable to the RC Zoning district to determine whether Round Valley Ranch/Round Valley Trail Rides is a prohibited commercial use requiring a use variance, or whether it is a permitted agricultural use.

2. PUBLIC HEARING

**1. PLATYPUS, Block 13.01, Lot 3**

Application No. 2015-09

Applicant seeks approval for a Preliminary and Final Site Plan.

**2. US FUEL/CLINTON FUEL, Block 69, Lot 2**

Application No. 2015-03

Applicant seeks approval for an Amended Site Plan.

3. COMMUNICATIONS

1. Report from Andrea Malcolm re: Platypus
2. Report from Cathy Marcelli re: Platypus

4. ADJOURNMENT