

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

## **AGENDA**

### **CLINTON TOWNSHIP PLANNING BOARD**

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

March 20, 2017

7:30PM

PUBLIC SAFETY BUILDING

1370 Route 31N

Annandale, NJ 08801

A. CALL TO ORDER

B. FLAG SALUTE

C. PUBLIC NOTICE

This is the March 20, 2017 public meeting of the Planning 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.

D. ROLL CALL

Butcher  Scheick  Higgins  Kilduff  Kleinhans  McTiernan  Pfeffer  
 Mardini  Cimei

E. MINUTES

- 1) Minutes of September 21, 2015
- 2) Minutes of October 6, 2015

F. RESOLUTIONS *(Distributed by Jonathan Drill via email)*

- 1) CLINTON TOWNSHIP SEWERAGE AUTHORITY  
**RESOLUTION NO. 2016-10**  
MAPLE AVENUE PUMP STATION REHABILITATION PROJECT  
IMPROVEMENTS LOCATED WITHIN AN EASEMENT IN MAPLE AVENUE  
Application No. 2016-03

Project Review Pursuant to N.J.S.A. 40:55D-31a AND “C(1)” Variance, Exceptions And Minor Site Plan Approval To Allow Rehabilitation And Replacement Of An Existing Sanitary Sewer Pumping Station Located Within An Easement In Maple Avenue

*Eligible Members: Butcher, Higgins, Kleinhans, Mardini, McTiernan, Scheick, Cimei*

2) CLINTON TOWNSHIP SEWERAGE AUTHORITY

**RESOLUTION NO. 2016-11**

COUNTY ROUTE 641 PUMP STATION REHABILITATION PROJECT  
IMPROVEMENTS LOCATED WITHIN POSSUM HOLLOW RUN (PRIVATE DRIVEWAY) RIGHT-OF-WAY ON BLOCK 46, LOT 33

Application No. 2016-04

Project Review Pursuant to N.J.S.A. 40:55D-31A AND “C(1)” Variance, Exceptions And Minor Site Plan Approval To Allow Rehabilitation And Replacement Of An Existing Sanitary Sewer Pumping Station Located Within Possum Hollow Run (Private Driveway) Right-Of-Way On Block 46, Lot 33

*Eligible Members: Butcher, Higgins, Kleinhans, Mardini, McTiernan, Scheick, Cimei*

3) Anticipated short Resolution to be emailed to Board Members by Jon Drill by Sunday evening 3/19/17.

CRC HEADLEY FARM ESTATES

Block 46, Lot 33 & 33.01

**RESOLUTION NO. 2016-12**

Three (3) Year Extension of Final Subdivision Approval protection period from February 6, 2017 to February 6, 2010 as well as Extension of Time within which to obtain signatures on the Final Plan and to record the Final Plat from February 6, 2017 to February 6, 2020.

Application No. 2010-01

*Eligible Members: Higgins, Kilduff, McTiernan, Pfeffer, Scheick, Cimei*

G. REQUEST FOR EXTENSION OF TIME

CLINBAR, LLC (FORMER OL' WEST BBQ – LMG CLINTON, LLC)  
BLOCK 29, LOT 34

Application No. 2006-07

Applicant requests seventh extension of the time within which to comply with condition #12 of Resolution No. 2007-13, Condition #3 of Resolution No. 2016-02, Condition #16 of Resolution no. 2016-03 and Condition #2 of Resolution No. 2016-06 relating to completion of construction improvements.

H. AMENDMENT TO THE REDEVELOPMENT PLAN FOR THE OLD MUNICIPAL BUILDING (SOMETIMES REFERRED TO AS THE “FOX SEALS” SITE) IN THE VILLAGE OF ANNANDALE, BLOCK 53, LOT 3

I. NEW BUSINESS

1. Approval of Vouchers

J. REPORTS

1. Report from Council
2. Report from Ordinance Subcommittee
3. Report from Open Space
4. Report from Environmental Commission

K. COMMUNICATIONS

1. Amendment to Redevelopment Plan for Former Municipal Building prepared by Board Affordable Planning Expert, Tom Behrens, dated March 13, 2017.
2. Resolution No. 44-17 from the Mayor and Town Council directing The Planning Board to prepare an Amendment to the Redevelopment Plan for the Old Municipal Building Site, Block 53, Lot 3.
3. Letter from Martin L. Fenik, Esq. of Franzblau Dratch, PC dated March 8, 2017 re: Clinbar.
4. Letter dated March 8, 2017 and Plans from Hunterdon County Engineer re: County Bridge C-32 and Approach of Payne Road over the Prescott Brook.
5. Letter dated March 2017 from James R. Frace re: Application for a General Permit 21 & Permit by Rule 33, Block 4, Lots 20 & 22.

L. ADJOURN