

**MINUTES OF THE ANDOVER TOWNSHIP LAND USE BOARD MEETING HELD
FEBRUARY 4, 2014**

OPEN MEETING: Chairman Howell called the meeting to order at 7:30 p.m.

FLAG SALUTE: Chairman Howell led the flag salute.

ROLL CALL:

Diana Boyce – Present
Ellsworth Bensley, Jr. – Present
Suzanne Howell – Present
Rick Melfi – Present
CeCe Pattison – Absent
Christine Kretzmer – Present
Dolores Blackburn – Present
Ken Roberts – Present
John O'Connell – Present @ 7:40 p.m.
Paul Messerschmidt – Present
Richard Skewes – Present

PROFESSIONALS PRESENT: Richard Briigliodoro, Esq.

OPEN PUBLIC MEETINGS ACT NOTICE: Chairman Howell read the following statement: This is an open public meeting of the Andover Township Land Use Board. Notice of this meeting was given in accordance with the Open Public Meetings Act, Chapter 231, Public Law 85. The rules are generally as stated on the agenda.

RULES: Chairman Howell read the following rules: No new cases after 9:30 p.m. or testimony after 10:00 p.m. Comments from each member of the public are limited to 5 minutes during the public portion of the meeting. Transcript requests are to be in writing with check for 100% of costs. Material for the meeting is to be filed fourteen days before the next meeting once it has been heard for completeness. Individuals or members of a partnership must be present at the meeting or be represented by an attorney. Testimony is under oath. False testimony constitutes perjury.

MINUTES: A motion to approve the *Minutes of the Andover Township Land Use Board Reorganization Meeting Held January 7, 2014* was made by Ken Roberts and seconded by Dolores Blackburn. There was no discussion. Roll Call: Diana Boyce – yes; Ellsworth Bensley, Jr., – yes; Rick Melfi – yes; Dolores Blackburn – yes; Ken Roberts – yes; Richard Skewes – yes; Suzanne Howell – yes. The motion carried.

A motion to approve the *Minutes of the Andover Township Land Use Board Meeting Held January 7, 2014* was made by Ellsworth Bensley, Jr., and seconded by Ken Roberts. There was no discussion. Roll Call: Ellsworth Bensley, Jr., – yes; Rick Melfi – yes; Dolores Blackburn – yes; Ken Roberts – yes; Richard Skewes – yes; Suzanne Howell – yes. The motion carried.

RESOLUTIONS: A motion to decide and adopt *RESOLUTION Township of Andover Land Use Board Report on Variance Applications and Amendment Recommendations* was made by Dolores Blackburn and seconded by Richard Skewes. There was no discussion. Roll Call: Ken Roberts – yes; Ellsworth Bensley, Jr., – yes; Rick Melfi – yes; Christine Kretzmer – yes; Dolores Blackburn – yes; Diana Boyce – yes; Paul Messerschmidt – yes; Richard Skewes – yes; Suzanne Howell – yes. The motion carried.

COMPLETENESS REVIEW: There were no matters scheduled.

HEARING: A-9-13-1, Sommerset Investors, Inc., T/A Econolodge, “D” Variance,” Site Plan Waiver, Block 153 Lots 22.01 and 23: Board members reviewed and discussed the Applicant’s request for an adjournment to March 4, 2014. A motion to carry the matter with notice required to the March 4, 2014 meeting was made by John O’Connell and seconded by Paul Messerschmidt. Roll Call: Ken Roberts – yes; Ellsworth Bensley, Jr., – yes; Rick Melfi – yes; Christine Kretzmer – yes; Diana Boyce – abstain; John O’Connell – yes; Paul Messerschmidt – yes; Suzanne Howell – yes. The motion carried.

PUBLIC PORTION: The meeting was opened to the public. No members of the public addressed the Board. The meeting was closed to the public.

OLD/NEW BUSINESS: Board members reviewed the Board subcommittee’s draft Wind Turbine and Solar Panel Ordinance. Comments and suggestions were noted. The subcommittee agreed to review and revise accordingly. The matter was continued to the February 18, 2014 meeting.

VOUCHERS: Board members reviewed the vouchers. A motion to approve a recommendation that the Township Committee pay the bills was made by Ellsworth Bensley, Jr., and seconded by Ken Roberts. There was no discussion. Roll Call: Ken Roberts – yes; Ellsworth Bensley, Jr., – yes; Rick Melfi – yes; Christine Kretzmer – yes; Dolores Blackburn – yes; Diana Boyce – yes; John O’Connell – yes; Paul Messerschmidt – yes; Suzanne Howell – yes. The motion carried.

UPCOMING MEETINGS: Chairman Howell confirmed the scheduled 2/18/14 and 3/4/14 meeting dates.

ADJOURNMENT: Having no further business, a motion to adjourn was made by Ellsworth Bensley, Jr. and seconded by John O’Connell . All were in favor. The motion carried. The meeting ended at 9:20 p.m.

Minutes respectfully submitted by:

/s/Anne-Marie Wilhelm
Anne-Marie Wilhelm
Land Use Administrator