



ANDOVER TOWNSHIP

SUSSEX COUNTY • NEW JERSEY

Land Use Board
Municipal Building
134 Newton Sparta Road

AGENDA

October 1, 2024

7:30 p.m.

CALL TO ORDER:

PLEDGE OF ALLEGIANCE:

OPEN PUBLIC MEETINGS ACT NOTICE:

This is an open public meeting of the Andover Township Land Use Board to be conducted in-person only at the Municipal Building, located at 134 Newton Sparta Rd., Andover, NJ 07860. 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. No new testimony will be taken after 10:30pm. Adequate notice of this meeting has been provided, with an electronic copy posted on the Andover Township website at www.andovertwp.org.

ROLL CALL:

ADMINISTRATIVE ITEMS:

Approval of Minutes: September 3, 2024.

RESOLUTIONS:

1.) Priority Compactor Repair, LLC B: 161 L: 5.02 Application # A23-11
A resolution for minor site plan approval, conditional use approval and exception from site plan design standards.

ORDINANCES: None.

COMPLETENESS: None.

HEARINGS: (All submitted materials can be found under the Land Use section on the Township website www.andovertwp.org.)

1.) Ringo Properties, LLC B: 158 L: 6 Application # 22-5

The applicant is seeking approval to develop the property for a combination of uses entailing retail, office, warehouse/storage and/or light manufacturing. Bulk variances are also required.

OLD BUSINESS:

NEW BUSINESS:

LIAISON REPORTS:

Township Committee – Mike Lensak

Environmental Commission –Eric Olsen

Sustainable Andover – Eric Olsen

Economic Development Committee – John Carafello

Master Plan – Joseph Ordile

VOUCHERS:

Company	Purpose	Amount	Paid By
Harold Pellow Assoc.	Master Plan	\$870.00	Budget
Harold Pellow Assoc.	Priority Compactor Repair, LLC	\$858.00	Applicant's Escrow
Harold Pellow Assoc.	National Land Developers	\$403.00	Applicant's Escrow
Harold Pellow Assoc.	Perona Realty Corp.	\$1,293.00	Applicant's Escrow
Harold Pellow Assoc.	Ringo Properties	\$537.13	Applicant's Escrow
Harold Pellow Assoc.	Feels of Green	\$725.00	Applicant's Escrow
Harold Pellow Assoc.	Suez Water	\$87.00	Applicant's Escrow

PUBLIC PORTION:

If a member of the public has a question or comment, please raise your hand and wait to be recognized by the Chairperson to speak. Please come forward when recognized and state your name and address, unless you are a registered covered person under Daniel's Law by the Office of Information Privacy. Please refrain from asking questions or making comments about any pending application before the Board, as the applicant may not be present for cross-examination. The Chairperson has the right to limit the amount of time a person from the public has to ask questions and make comments so all members of the public may have a chance to speak.

CORRESPONDENCE:

1.) From: Patricia L. Bussow, RMC

Re: Resolution 2024-126 – Waiving a Cannabis Licensing Condition in the Matter of Feels of Green

2.) From: Mr. Virgil Rome, Jr., Sussex County Fire Marshall

Re: Ringo Properties, LLC – Review of the application.

PENDING APPLICATIONS:

- 1.) Canniff, William & Michelle – 10.15.24 Completeness and Hearing
- 2.) National Land Developers, LLC – Hearing 10.29.24
- 3.) Woodmont Treatment Center, LLC – Hearing 10.15.24

UPCOMING MEETINGS: October 15, 2024, October 29, 2024

ADJOURNMENT: