



Delaware Township
Hunterdon County, New Jersey
www.DelawareTwpNJ.org

Town Hall, 570 Rosemont Ringoes Road
P.O. Box 500, Sergeantsville, NJ 08557
FAX (609) 397-4893
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Board of Adjustment Agenda

May 11, 2023
7:30 pm

Hybrid Meeting to be held in Person and via ZOOM

<https://us06web.zoom.us/j/81856518783?pwd=dVJRN016cDJJbjRndFJ6a0tnWkJaQT09>

Meeting ID: **818 5651 8783**

Passcode: **769000**

Dial by Phone **+1 929 205 6099**

**Access to documents pertaining to this meeting are accessible via the following
Box Account link:**

<https://app.box.com/s/4qakq0zafnyhbj137o8b4nwak22u5174>

A. PLEDGE OF ALLEGIANCE

B. NOTICE REQUIREMENTS

The Notice Requirements called for in the Open Public Meetings Act have been satisfied. Said Notice was transmitted to the Hunterdon County Democrat, The Times (of Trenton), and the Star-Ledger. Said Notice was posted in the Delaware Township Municipal Building and filed in the Board Office; all on January 18, 2023.

This agenda was posted on the bulletin board at Township Hall and on the Township website.

C. ROLL CALL

Buchanan, Emmons, Fowler, Gilbreath, Manley, McAuliffe, Milesnick, Warren, Cline

D. MEETING MINUTES

1) FEBRUARY 9, 2023

Eligible Members: Emmons, Fowler, Gilbreath, Manley, Milesnick, Warren and Cline

2) MARCH 9, 2023

Eligible Members: Buchanan, Emmons, Gilbreath, Manley, Milesnick, Warren and Cline

E. RESOLUTIONS/MEMORIALIZATIONS

1) LEAH WEST

Block 42, Lot 6

223 Lambertville Headquarters Road

Grant of Bulk Variance relief to construct two (2) one-story additions to the existing two-story single-family dwelling.

Eligible Members: Buchanan, Emmons, Gilbreath, Manley, Milesnick, Warren and Cline

F. REQUEST FOR INTERPRETATION OF ORDINANCE

1) SPARROW KING AND KURT HUMMLER

Block 4, Lot 10

48 Locktown School Road

The applicant is seeking an interpretation as to whether an in-home dog boarding constitutes a home occupation as long as it is in compliance with Section 230-104 of the Township Land Use Code.

G. PUBLIC HEARINGS

1) GREGG AND JOSH LYNCH

Block 22, Lot 4

712 Sergeantsville Road

The applicant is seeking variance approval to permit the continued use of two (2) existing one-bedroom apartments.

H. CORRESPONDENCE

- 1) Letter dated May 8, 2023 prepared by Jim Kyle, Board Planning Expert re: KING/HUMMLER.

I. PLANNING BOARD UPDATE – to be provided by Liason Cline.

J. PROFESSIONAL BILL LIST

<u>NON-ESCROW BILLS</u>	<u>INVOICE NO.</u>	<u>DATE</u>	<u>AMOUNT</u>
Parker McKay, P.A. (Gen. Legal)	3159367	3/15/23	\$136.00
Parker McKay, P.A. (Gen. Legal)	3159370	3/15/23	\$697.00
Parker McKay, P.A. (Gen. Legal)	3160893	4/17/23	\$595.00

<u>ESCROW BILLS</u>	<u>INVOICE NO.</u>	<u>DATE</u>	<u>AMOUNT</u>
Parker McKay, P.A. (Legal)			
GTG Builders	3159368	3/15/23	\$986.00
Friends of Locktown Stone Church	3159369	3/15/23	\$561.00
Locandro	3159371	3/15/23	\$408.00
West	3160196	4/17/23	\$493.00
King-Hummler	3160891	4/17/23	\$170.00

Van Cleef (Engineering)			
Lynch	3935019-2	3/14/23	\$420.00
Lynch	3935019-3	4/20/23	\$350.00
Marinelli	3935020-2	3/14/23	\$350.00
West	3935021-2	3/14/23	\$1,240.00

K. ADJOURNMENT