



## **TOWN OF CLINTON**

INCORPORATED APRIL 5, 1865

43 Leigh St., P.O. Box 5194

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### **Land Use Board Minutes**

Minutes of the Town of Clinton Land Use Board meeting held on August 17, 2021 at 7:00pm. The meeting of the Town of Clinton Land Use Board has changed the format of its regular meeting for the duration of the COVID-19 Public Health Emergency to “virtual” meetings via Zoom

Chairman Sailer called the meeting to order at 7:00pm and read the “Statement of Adequate Notice” and the “Administrative Statement”.

Adequate notice of this meeting has been provided indicating the time and place of the meeting with the proposed agenda, which notice was posted, made available to the newspapers and filed with the clerk of the Town of Clinton in accordance with Section 3(d) of the Public Laws of 1975”.

“Meetings are held on the first Tuesday of each month. Applications must be filed at least 21 days prior to the meeting date. In order to ensure that all applications receive complete and thorough consideration of the board, all meetings will adjourn no later than 10:00pm with all items not concluded to be carried over to the next month’s agenda”.

N.J.S.A 10-4-8(b) authorizes municipalities to conduct public meetings through the use of streaming services and other online meetings. The Town of Clinton is using Zoom video meetings. Please be aware that this meeting is being recorded for the public record. Zoom meetings are imperfect, so if glitches pop-up, please be patient. We will open the meeting to the public during the public comment time, each person will have the opportunity to ask questions and give comments at the appropriate time. If you would like to speak, please use the raise hand feature and I will call on you one at a time, you must provide your name and address to be recognized for comment. Any individual giving sworn testimony, including members of the public making comments, shall appear by video. Members of the public we ask you keep your device muted and your video turned off until called upon by the Chairman, please be advised the board also has the capability of using the mute feature if necessary.

#### **ROLL CALL:**

**Present:** Chairman Sailer, Mayor Kovach, Mr. Kelly, Mr. Smith, Mr. Snider, Mr. Viotto

**Absent:** Ms. Dineen, Mr. Lubsen. Ms. VanWeeren

#### **Approval of Minutes:**

A Motion was made by Kovach, seconded by Snider, to approve the July 20, 2021 minutes:

|                  |                       |
|------------------|-----------------------|
| <b>All Ayes.</b> | <b>Motion Carried</b> |
| <b>Abstain:</b>  | <b>Viotto</b>         |

**Continuation of the Public Hearing for Clinton Moebus 34 “Clinton Commons” Block 14 Lot 32- Preliminary and Final Subdivision for four lots; and Preliminary Site Plan Application. Mixed Use- Commercial & Residential. CARRIED TO SEPTEMBER 21, 2021.**

Chairman Sailer advised the public:

**The application for Clinton Moebus 34 LLC will be carried without further notice to September 21, 2021 at 7pm. If the state of emergency is extended, the board can and will meet virtually. If it is lifted, the Board will meet in person. Any interested parties and the applicant can contact the Board secretary by September 10, 2021 for an update as to how and where the board will be meeting and the information will also be posted on the Town website and on the meeting agenda. Again, no further notice will be provided but please check our website and with the Board Secretary by September 10, 2021 to determine if the meeting will be held virtually or in person at the Town Hall.**

Public Comment:       None

Board Discussion:       None

**Voucher Approval:**

A Motion was made by Mr. Viotto, seconded by Mr. Snider, to approve the vouchers:

**All Ayes.       Motion passed.**

**Adjournment:**

Three being no further business a Motion was made by Mr. Viotto, seconded by Mayor Kovach, to adjourn the meeting at 7:10pm

Respectfully submitted,

Allison Witt  
Land Use Board Administrator