

**PHILLIPSBURG
LAND USE MEETING
MINUTES
APRIL 22, 2021**

Chairman Duffy called to order the announcement of Proper Notice and Board Policy followed by Flag Salute.

ATTENDANCE: Chairman Duffy, Vice Chairman Zwicker, Mr. Brotzman, Mr. Hanisak, Mr. Penrose, Mr. Samarelli, Mr. Turnbull, Mayor Tersigni

ABSENT: Mr. Rooney, Mr. Bengivenga, Council Vice President Fulper

RESOLUTIONS: NONE

COMPLETENESS/PUBLIC HEARING: NONE

NEW BUSINESS: 43-45 South Main Street was not heard

.465-467 South Main Street was not heard

OLD BUSINESS: Land Use and Open Space: Attorney Wilhelm spoke about the proper notice has been sent to all people required to receive this under the New Jersey Statues. This was done in a timely manner so the Board could consider this matter today. Board will hear public comment after the presentation.

Angela Knowles put together a power point to make it easier for everyone to follow along. After the meeting she can make it available to anyone who the land use element and the open space and recreation plan. The plan was prepared in accordance with the municipal land use law and statues that outline all the components that must be included in the land use element, as well as the open space plan. There were recommendations that were made regarding zoning and the redevelopment areas and the land use plan was something that

the Board felt that should be updated to reflect a lot of changes that were happening in town. Angela updated the changes since 2015, which did not change all that much.

Public Comment: Mr. Stine Delaware River keeper 925 Canal St. Bristol PA. had concerns about notice being posted correctly. Attorney Wilhelm confirmed they were done correctly.

Ms. Chapman Brainards Rd. Harmony NJ wanted to know what paper the notice was published in. Kelly Lefler confirmed the Express Times. Motion to amend the Master Plans Land Use Plan and elements and open space and recreation plan elements in accordance with the recommendations made by the town planner in her February 25, 2021 report.

Motion was made by Vice Chairman Zwicker and second by Mr. Brotzman. Yeas were Mr. Turnbull, Mr. Brotzman, Mr. Hanisak, Mr. Penrose, Mr. Samarelli, Mayor Tersigni, Vice Chairman Zwicker, Chairman Duffy.

Absent: Mr. Bengivenga and Council Vice President Fulper

MINUTES: March 25, 2021 Motion made by: Mayor Tersigni Second Mr. Samarelli All in Favor yes with no Nays

BILLS LIST: Motion made by: Mayor Tersigni Second by Mr. Samarelli All in favor yes with no Nays

PUBLIC COMMENTS: NONE

EXECUTIVE SESSION: Motion to go into Executive Session was made by Mr. Brotzman and Second by Vice Chairman Zwicker
All in favor yes with no Nays
No action taken in Executive Session

ADJOURNMENT: Motion made by Mayor Tersigni Second by Mr. Samarelli. All in favor yes with no Nays

Respectfully Submitted
Kelly A Lefler
Land Use Secretary