

PLANNING BOARD/ZONING BOARD OF ADJUSTMENT
TO BE HELD IN PERSON AT BOROUGH HALL, 38 PARK AVENUE, FLEMINGTON NJ 08822
ALSO OFFERED VIRTUALLY USING 'ZOOM WEBINAR'
TUESDAY, NOVEMBER 26, 2024 – 7:00 PM
AGENDA

Call to order and Flag Salute

Roll Call: Mayor Karrow, Councilwoman Fusaro, Mr. Campion, Ms. Giffen, Mr. Hill, Mr. Doshna, Mr. Cook, Ms. Weitzman, Mr. Cimino, Ms. Swingle, Mr. Eckel, Mr. Schoeb, Attorney Kaczynski, Engineer Clerico, Planner McManus, Traffic Engineer Troutman

1. Public comments (7:00 – 7:15 PM)

2. Mayor Comments

3. Council Comments

4. HPC Comments

5. Professional Reports: Attorney, Engineer, Planner, Traffic Engineer

6. Approval of minutes from November 19, 2024, regular meeting

7. Resolution: 110 Main Street, LLC – App. #2024-07; Block 23, Lot 1 – 110 Main Street

Denial of Appeal of Zoning Officer Decision

8. Resolution: National Pools & Spas – App. #2024-06; B 49, L. 1.01 – 76 Reaville Avenue

Approval of Sign Variance

9. Ordinance Consistency Review: Amending the Zoning Ordinances in DB1 and DB2 Districts

10. Public Hearing: Hunterdon County Democratic Committee – App.#2024-08 - 111 Main Street
Continued from October 22, 2024

Appealing Decision of the Administrative Officer

11. Public Hearing: HBC Liberty Village Urban Renewal LLC – #2024-09 – Liberty Village Outlet Mall
Block 35, Lots 22, 23, 24, 25, 31, 53, 54, 69, 60 & 71

Preliminary & Final Major Site Plan and Subdivision

12. Chair Items

- Next meeting – December 10, 2024 regular meeting: Completeness and Public Hearing:
Hunterdon Tea House, LLC

13. Bills

14. Executive Session: (if needed)

15. Adjourn