

A REGULAR MEETING OF THE PLANNING/ZONING BOARD OF THE BOROUGH OF ANDOVER, COUNTY OF SUSSEX, AND STATE OF NEW JERSEY WAS HELD ON MONDAY, MAY 17, 2021 AT THE BOROUGH HALL BEGINNING AT 7:00 P.M.

PRESENT: Walter, Morgan, Brothman, Daschko, and Breitz

ABSENT: Pearson and Smith

ALSO, PRESENT: Jonathan Frodella, Attorney

The meeting was called the meeting to order with a salute to the flag and in accordance with the Open Public Meetings Act by advertising notice of meeting in the N.J. Herald, posting copy of notice in the Borough Hall and on the Borough website.

MINUTES:

A MOTION was made by Mayor Morgan, seconded by Mrs. Brothman to approve the minutes of the meeting held on March 15 2021. Upon roll call the following votes were cast: AYES: Walter, Morgan, Brothman, Daschko, Breitz. NAYS: None. ABSTAIN: None. Motion carried.

AUDIENCE PARTICIPATION: None.

CORRESPONDENCE: The following was presented to the board and placed on file: Letter from Cramer Ecological Svc, LLC re: Freshwater Wetlands Letter of Interpretation submitted by Sunn Kis, LLC for Block 5 Lot 6

FORMAL APPLICATIONS:

APPLICATION #:	PZ – 03-2021 – Mugs and Tees LLC d/b/a Grey Barn Antiques
APPLICANT:	Donald R. Bushell, Jr.
BUSINESS NAME:	Grey Barn Antiques
ADDRESS:	134 Main Street, Andover NJ 07821
BLOCK/LOT/ZONE:	Block 11 Lot 7.01 Zone: C1
PREVIOUS USE:	Vacant Retail
PROPOSED USE:	Antiques, Gift and Collectibles

F. William Lavigne appeared before the board on behalf of the applicants, Jeannette and Donald Bushell, Jr. dba Grey Barn Antiques. Mr. and Mrs. Bushell Jr. were sworn in and their testimony was taken as follows. Mr. Lavigne explained that the applicant will be moving locations from 131 Main to 134 Main Street and would like to establish their resolution. There will be no changes from the resolution for their business that was approved in 2012. This location will provide them with 3600 square feet and there will be no change in operation from the prior location. Hours of operation will be from 7 am to 10 p.m. seven days a week. There are two employees as a family run operation. They have five dedicated parking spaces. The applicant assured the board there will be no outdoor display or storage. They will need to repair the existing sign and will seek the appropriate construction permits. The Mayor mentioned the water shut off which is near the sign to be repaired, should be marked so it is not broken again in the future.

A MOTION was made by Mrs. Daschko, seconded by Mayor Morgan to approve the application as submitted and testified. Upon roll call the following votes were cast: AYES: Walter, Morgan, Brothman, Daschko, Breitz. NAYS: None. ABSTAIN: None. Motion carried.

APPLICATION #: PZ – 01-2020 – SGP Century LLC – Helistop
APPLICANT: SGP Century LLC
BUSINESS NAME: Gristmill Plaza
ADDRESS: 5 Lenape Road, Andover NJ 07821
BLOCK/LOT/ZONE: Block 24 Lot 47 Zone: C1
PREVIOUS USE: Parking Lot
PROPOSED USE: Helistop

At the applicant's request, the following action was taken by the planning board.

A MOTION was made by Mrs. Brothman, seconded by Mrs. Daschko to approve a resolution to move this application to the next regular meeting. Upon roll call the following votes were cast: AYES: Walter, Morgan, Brothman, Daschko, Breitz. NAYS: None. ABSTAIN: None. Motion carried.

OLD BUSINESS:

The planning board reviewed an ordinance prepared by the Jonathan Frodella, planning board attorney at addresses concerns regarding property maintenance and vegetation/leaves in the streets.

A MOTION was made by Mrs. Daschko, seconded by Mrs. Brothman to forward this ordinance to the governing body. Upon roll call the following votes were cast: AYES: Walter, Morgan, Brothman, Daschko, Breitz. NAYS: None. ABSTAIN: None. Motion carried.

NEW BUSINESS:

The planning board reviewed a sample ordinance forwarded to them by the governing body pertaining to recreational cannabis law. This second ordinance review included suggestions for setbacks and operation times. This ordinance will be reviewed by the governing body at their next meeting scheduled for June 14th.

RESOLUTIONS: None.

AUDIENCE PARTICIPATION: None.

A MOTION was made by Mayor Morgan, seconded by Mrs. Daschko to adjourn the meeting. AYES: All in favor. NAYS: None. Motion carried.

Beth Brothman
Board Secretary