

## **MINUTES OF THE MONTAGUE TOWNSHIP LAND USE BOARD REGULAR MEETING HELD JULY 13, 2023**

Open public meeting statement: The meeting was called to Order by the Board Chairman, Glen Plotsky, and a statement was made that the meeting was duly advertised and met all of the requirements of the Open Public Meetings Act. Those present were: George Zitone, James Ledonne, Jody Case Kennedy, Glenn Barbagallo, Steve Guida, Mark Utter, Katherine Snyder, William Dickson, Glen Plotsky and William Haggerty, the board attorney.

Those absent were: George Hutnick (excused) and Gene Crawford (excused).

### **FLAG SALUTE**

### **MINUTES:**

The Minutes of the April 13, 2023 Land Use Board Regular Meeting were reviewed. A Motion was made by Mr. Guida and seconded by Ms. Kennedy to approve the April 13, 2023 Land Use Board Regular Meeting Minutes. Roll Call: Mr. Zitone, yes; Mr. Ledonne, yes; Ms. Kennedy, yes; Mr. Barbagallo, yes; Mr. Guida, yes; Mr. Utter, yes; Mrs. Snyder, yes; Mr. Dickson, yes; and Mr. Plotsky, yes. The Motion was carried.

The Minutes of the May 11, 2023 Land Use Board Regular Meeting were reviewed. A Motion was made by Ms. Kennedy and seconded by Mrs. Snyder to approve the May 11, 2023 Land Use Board Regular Meeting Minutes. Roll Call: Mr. Zitone, yes; Mr. Ledonne, yes; Ms. Kennedy, yes; Mr. Barbagallo, abstain; Mr. Guida, yes; Mr. Utter, yes; Mrs. Snyder, yes; Mr. Dickson, yes; and Mr. Plotsky, yes. The Motion was carried.

### **NEW APPLICATIONS:**

#### **John McKinnon – LUB 23-04 – Block 8, Lot 12.01 – 156 Clove Road – “C” Variance:**

It was noted by the board attorney that the applicant completed the notice to the surrounding property owners within 200' correctly, however, the notice in the newspaper was not done properly. Therefore, the application could not be heard this evening.

A Motion was made by Mr. Zitone and seconded by Mrs. Snyder to carry this application without further notice to the surrounding property owners to the August 10, 2023 Land Use Board meeting. Roll Call: Mr. Zitone, yes; Mr. Ledonne, yes; Ms. Kennedy, yes; Mr. Barbagallo, yes; Mr. Guida, yes; Mr. Utter, yes; Mrs. Snyder, yes; Mr. Dickson, yes; and Mr. Plotsky, yes. The Motion was carried.

### **NEW BUSINESS**

#### **Fence Ordinance:**

A question was presented to the board by the Zoning Officer with regard to retaining walls and if they follow the same rules as fences in the ordinance. After a lengthy discussion, board agreed that retaining walls did fall under the description of a fence and decided to leave the ordinance as it is and not change it for retaining walls.

### **VOUCHERS**

The vouchers were reviewed. A Motion was made by Mrs. Snyder and seconded by Mr. Barbagallo to approve the vouchers on the bills list attached hereto and made a part hereof. Roll Call: Mr. Zitone, yes; Mr. Ledonne, yes; Ms. Kennedy, yes; Mr. Barbagallo, yes; Mr. Guida, yes; Mr. Utter, yes; Mrs. Snyder, yes; Mr. Dickson, yes; and Mr. Plotsky, yes. The Motion was carried.

### **CORRESPONDENCE**

The correspondence was reviewed. No formal action was taken.

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**PUBLIC PARTICIPATION:**

The meeting was opened to the public. There being no public participation, this meeting was closed to the public.

**AJOURN**

Having no further business, a Motion was made by Ms. Kennedy and seconded by Mr. Guida to adjourn the meeting. All were in favor. The Meeting was adjourned.

Minutes prepared by:

SHARON M. YAROSZ  
Land Use Administrator