

**LAND USE BOARD  
GREENWICH TOWNSHIP, NEW JERSEY  
REGULAR MEETING AGENDA  
April 13, 2023 – 7:30 P.M.**

**CALL TO ORDER AND PUBLIC NOTICE:**

This is the regular meeting of the Land Use Board of the Township of Greenwich. Adequate notice of this meeting has been given in accordance with the Open Public Meetings Act in that a notice was published in the “Express Times” and “Star Ledger” newspapers. Notice was posted on the municipal bulletin board in the Township Administration Building in Greenwich Township, New Jersey and notice was filed with the Township Clerk.

**ROLL CALL:**

Paul Beam, Joseph Cicchiello, Bruce Williams, Cathie Cullen, Gary Hill, Joseph Fiamma, Mark Scuderi, Jeremy Blunt, Brian Baylor, Andrea Sherlaw, Rocky Stine, George Bradlau, Dana Parker

**FLAG SALUTE**

**APPROVAL OF MINUTES:**

- a. March 9, 2023 – Regular Meeting

**CORRESPONDENCE:** None.

**DISCUSSIONS & RECOMMENDATIONS:** None.

**ADOPTION OF RESOLUTIONS:**

- a. Resolution 2022-02 – Greenwich Dumont Urban Renewal Associates, LLC – Block 26 Lot 2 – Dumont Road and Greenwich Street – Application # 2021-02  
Modification of Condition #1 of Resolution No. 2021-02 to extend the life of the Amended Preliminary and Final Site Plan approval and “c(1)” and “c(2)” variances and to extend the time within which the applicant must obtain signatures on the plans from September 30, 2022 through March 31, 2023
- b. Resolution 2023-01 – Antonio K. Boulos – Block 43 Lot 3.01 – 500 State Route 173 – Application # 2022-02  
Resolution memorializing the granting of various “c(1)” and “c(2)” variances to allow the construction of a four-bedroom, one-story, single family home on an undersized lot in the Resource Conservation District
- c. Resolution 2023-02 – Moore Energy Group for Warren Asphalt / H&K Group, Inc. – Block 3 Lot 14 – 703 Route 57 - Application # 2022-01  
Resolution memorializing the granting of “c(2)” variances and Preliminary and Final Site Plan approval to allow the construction of a 350 kW ground-mounted solar facility as an accessory use in the B-I Business Zone

**PUBLIC HEARING:** None.

**MANAGEMENT OF ESCROWS:**

- a. Review of Current Escrow Balances

**AFFORDABLE HOUSING:**

- a. Affordable Housing Update

**NEXT BOARD MEETING:** May 11, 2023

**ADJOURNMENT:**

COPY TO ALL BOARD MEMBERS, JONATHAN DRILL, MICHAEL FINELLI, KENDRA LELIE, BULLETIN BOARD, EXPRESS TIMES, STAR LEGER, APPLICANTS & ATTORNEYS

**MEETINGS WILL BE HELD AT THE GREENWICH TOWNSHIP MUNICIPAL BUILDING, LOCATED AT 321 GREENWICH STREET, Committee/Court Meeting Room.**

**\*\*\*ATTENTION BOARD MEMBERS:** If you are unable to attend this meeting it is important that you let the Board Secretary know at least 2 days prior to the meeting.