

**South Harrison Township  
Planning/Zoning Board of Adjustment  
February 14, 2011**

The South Harrison Township Planning/Zoning Board of Adjustment held a regular meeting on February 14, 2011 at 7:00 p.m. in the South Harrison Township Municipal Building.

The meeting was called to order by Robert Schenk, Board Vice-Chair and led those present in the Pledge of Allegiance to the Flag.

Requirements of the "Open Public Meetings Act" were met.

**Roll Call:** James McCall – present, Gary Spinner – present, Thomas Sorbello – absent, Melvin Robertson – absent, Joseph Marino – absent, Robert Schenk – present, Joseph Wille – present, Stephen Galati – absent, John Horner – absent, Neil McIntyre – present, Gary Thompson, Board Solicitor – absent, Leah Furey Bruder – Board Planner – absent, Robert Hunter – Board Engineer – absent, Celeste Keen, Secretary – present.

**Minutes:**

Motion to approve the regular and closed session minutes of January 10, 2011 was made by Gary Spinner, second by Joseph Wille. **Motion carried.**

**Old Business:**

**Resolution R-11-07**

**Resolution Granting Bulk Variance  
to Joseph Ruscitelli & Tina M. Panna  
Block 11, Lot 6.06**

Motion to adopt resolution R-11-07 was made by Gary Spinner, second by Robert Schenk.

**Roll Call:** James McCall – abstain, Gary Spinner – yes, Thomas Sorbello – absent, Melvin Robertson – absent, Joseph Marino – absent, Robert Schenk – yes, Joseph Wille – abstain, Stephen Galati – absent, John Horner – absent, Neil McIntyre – abstain

**R.C.V.: 2 – yes, 0 – no's, 3 – abstentions. Motion carried.**

**New Business:**

**Phillips, Allen – 001-003-11  
Use/Bulk Variance**

Robert Schenk noted for the record that this applicant has agreed to a continuance to the March meeting. Mr. Schenk also advised that the applicant will not be required to re-advertise or renotice the property owners within 200'.

Motion to continue this hearing was made by Gary Spinner, second by James McCall.

**Roll Call:** James McCall – abstain, Gary Spinner – abstain, Thomas Sorbello – absent, Melvin Robertson – absent, Joseph Marino – absent, Robert Schenk – yes, Joseph Wille – yes, Stephen Galati – absent, John Horner – absent, Neil McIntyre – yes

**R.C.V.: 3 – yes, 0 – no's, 2 – abstentions. Motion carried.**

### **Open Meeting to the Public:**

Motion to open the meeting to the public was made by James McCall, second by Gary Spinner. **Motion carried.**

Marc Nagtegaal of 719 Franklinville Road stated that he was at the previous Township Committee meeting and was surprised to see a grass ordinance on the agenda as he was unfamiliar with it coming before the Planning/Zoning Board. Mr. Spinner addressed the procedure of ordinances that concern the Planning/Zoning Board in that the ordinances are introduced on the Township Committee level, they are then passed to the Planning/Zoning Board for review at which time the Board may make recommendations, the Township Committee then has a public hearing and final adoption on the ordinance.

Mr. Nagtegaal stated that he has filed a complaint regarding the basin behind his home and would like to know the status. Gary Spinner advised that he would contact the Township Solicitor and get back to Mr. Nagtegaal.

### **Close Meeting to the Public:**

Motion to close the meeting to the public was made by Gary Spinner, second by Neil McIntyre. **Motion carried.**

### **Payment of the Bills:**

Motion to approve payment of the bills was made by Gary Spinner, second by James McCall.

**Roll Call:** James McCall – yes, Gary Spinner – yes, Thomas Sorbello – absent, Melvin Robertson – absent, Joseph Marino – absent, Robert Schenk – yes, Joseph Wille – yes, Stephen Galati – absent, John Horner – absent, Neil McIntyre – yes

**R.C.V.:** 5 – yes, 0 – no's, 0 – abstentions. **Motion carried.**

### **Adjournment:**

Motion to adjourn was made by Gary Spinner, second by Neil McIntyre. **Motion carried.**

Respectfully submitted,

Celeste Keen  
Board Secretary