

# AGENDA

Land Use Board – Hopewell Township  
**April 17, 2024 at 7:00 p.m.**

**Start Time:** \_\_\_\_\_p.m.

**Sunshine Statement:** "In compliance with the Open Public Meetings Act, this meeting was advertised in the South Jersey Times on January 24, 2024 and The Daily Journal on January 25, 2024. A notice was placed on the Municipal Bulletin Board as of the same date. This meeting is in compliance with Chapter 231 P.L. 1975 (The Sunshine Act) and Chapter 291 P.L. 1975 (The Municipal Land Use Law); and will be recorded electronically in accordance with the provisions thereof."

**Flag Salute** by Chairman Caggiano

**Roll Call:** Chairman Al Caggiano, Vice Chairman Paul Earnest, Committeeman Tom Tedesco, Committeeman Jeff Shimp, Ken Strait, Lee Hepner, Betty Lewis, Diane Crispin, Judy Zirkle, Alternates Jaime Gaunt and Kyle Johnson

**Others Present:** Beth White, Esquire, Board Solicitor; Steve Nardelli, Engineer; John Hitchner, Township Admin sitting in as Land Use Board Secretary

**Absent:** Jeannette Pace, Land Use Board Secretary

**Approval of Minutes:** Approval of Minutes from the March 24, 2024 Regular Meeting  
Discussion / Motion / Second / Voice Vote:

**Resolutions:** None

**Applications:**

**Application No.: 2024-25: Application by Purple Dragon Holdings, LLC, (a/k/a Dragon Village), Block 74, Lot 22** Application presented by Howard Melnicove, Esquire for a Site Plan Waiver, D1 Use Variance and C Variances

Discussion as to Completeness  
Motion / Second / Voice Vote

Approval or Denial  
Motion / Second / Roll Call Vote

**Public Comments:** Please stand, state your name and the municipality in which you live for the record, and in five (5) minutes or less briefly state your comments to the Land Use Board Committee. The Land Use Board Committee will allow for a total of 30 minutes for all public comments.

Open to the Public: Motion by: \_\_\_\_\_ Second by: \_\_\_\_\_ Voice Vote: \_\_\_\_\_

Discussion:

Close to Public: Motion by: \_\_\_\_\_ Second by: \_\_\_\_\_ Voice Vote: \_\_\_\_\_

**Motion to Adjourn:** \_\_\_\_\_ Second by: \_\_\_\_\_ Voice Vote: \_\_\_\_\_  
Time: \_\_\_\_\_

**Next Scheduled Meeting:** May 15, 2024 at 7:00 p.m.

Jeannette A. Pace, Land Use Board Secretary  
cc: Land Use Board Members  
Solicitor Beth White, Esquire  
Engineer Steve J. Nardelli  
Zoning Officer Dave Elwell