



TOWNSHIP OF HOPEWELL

MERCER COUNTY

ZONING BOARD OF ADJUSTMENT

201 Washington Crossing Pennington Road

Titusville, New Jersey 08560-1410

Phone: 609.737.0605

www.hopewelltp.org

NOTICE OF MODIFIED PROCEDURES REORGANIZATION MEETING

Hopewell Township Zoning Board of Adjustment

Wednesday, January 7, 2026 at 7:00 PM

PLEASE TAKE NOTICE that in accordance with the Open Public Meetings Act, Chapter 231, P.L. 1975 and in consideration of Executive Order No. 292, issued by Governor Murphy on March 4, 2022, declaring a continued "State of Emergency in the State of New Jersey," the Township of Hopewell does hereby notify the public that to protect the health, safety and welfare of our citizens while ensuring the continued functioning of government, a regular meeting with modified procedures of the Hopewell Township Zoning Board of Adjustment has been scheduled for Wednesday, January 7, 2026 at 7PM. and the meeting will be held electronically only.

Members of the public who wish to participate in the meeting by telephone may do so by calling 1-646-876-9923, followed by meeting number ID: 845 3964 2478 Passcode: 530386 Individuals calling into this number will be able to fully participate in the meeting and provide public comment.

Members of the public who wish to participate via the video conferencing platform may Join Zoom Meeting by accessing the following link:

<https://us02web.zoom.us/j/84539642478?pwd=cMaDNAICxw6qqMZ3jWWCbqpaUsjdTn.1>

Meeting ID: 845 3964 2478

Passcode: 530386

One tap mobile

[+13017158592](tel:+13017158592).,84539642478#,,, *530386# US (Washington DC)

[+13052241968](tel:+13052241968).,84539642478#,,, *530386# US

Dial by your location

- +1 301 715 8592 US (Washington DC)
- +1 305 224 1968 US
- +1 309 205 3325 US
- +1 312 626 6799 US (Chicago)
- +1 646 876 9923 US (New York)
- +1 646 931 3860 US
- +1 507 473 4847 US
- +1 564 217 2000 US
- +1 669 444 9171 US
- +1 669 900 6833 US (San Jose)

Meeting ID: 845 3964 2478

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Find your local number: <https://us02web.zoom.us/j/k2wfQq5YQ>



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AGENDA TO THE EXTENT KNOWN

WEDNESDAY, JANUARY 7, 2026 – 7:00 P.M.

REORGANIZATION MEETING WITH MODIFIED PROCEDURES VIA ZOOM VIDEO CONFERENCING PLATFORM

CALL MEETING TO ORDER AND STATEMENT OF PROPER NOTICE

Notice of this meeting has been posted on the municipal bulletin board, the municipal website and forwarded to the Hopewell Valley News, The Times, the Trentonian and the Hopewell Express on **January 2, 2026**, in accordance with the Open Public Meetings Act, Chapter 231, P.L. 1975. This meeting is being conducted through a Zoom videoconferencing application and is being recorded through the application.

The Board's adopted procedures for conducting Remote Meetings, in accordance with N.J.A.C. 5:39-1 et seq. Emergency Remote Meeting Protocol for Local Public Bodies, is available through the Zoning Board Page of the Hopewell Township Website at the following link:
<http://www.hopewelltp.org/294/Zoning-Board-of-Adjustment>

I. ROLL CALL 2026 ZONING BOARD OF ADJUSTMENT

II. SELECTION OF CHAIRMAN AND VICE CHAIRMAN

III. RESOLUTIONS OF APPOINTMENT

- A.** Resolution appointing the 2026 Hopewell Township Zoning Board of Adjustment Attorney.
- B.** A Resolution appointing the 2026 Hopewell Township Zoning Board of Adjustment Secretary.
- C.** A Resolution appointing the 2026 Hopewell Township Zoning Board of Adjustment Planner
- D.** A Resolution appointing the 2026 Hopewell Township Zoning Board of Adjustment Engineer.
- E.** A Resolution appointing the 2026 Hopewell Township Zoning Board of Adjustment Conflict Attorney.

IV. ANNOUNCEMENTS

V. APPROVAL OF MINUTES

VI. MEMORIALIZATION OF RESOLUTIONS

Case 25-19 Glenmoore Farm: 105 Pennington Hopewell Road, Tax Map Block 34 Lot 19. Applicant is seeking an amended preliminary and final site plan.

VII. APPLICATIONS

Case 25-20 LECHNOU- 107 Drummond Drive, Hopewell Township Tax Map Block 38.04 Lot 4. Applicant is seeking Bulk Variance to build a swimming pool. Action Date March 13th, 2026

Case 25-21 ELTON- 306 Pennington Harborton Road, Hopewell Township Tax Map Block 62 Lot 9 Applicant is seeking Bulk Variance to construct an addition to the existing dwelling. Action Date March 13, 2026

NOTE: Application Materials for listed cases can be found under the heading DOCUMENTS FOR ACTIVE CASES, at the following website address:
<https://www.hopewelltp.org/294/Zoning-Board-of-Adjustment>

VIII. ADJOURNMENT