

**WARREN TOWNSHIP PLANNING BOARD
MEETING MINUTES
7:30 P.M. – Susie B. Boyce Meeting Room – 44 Mountain Boulevard
July 25, 2016
APPROVED**

CALL TO ORDER

FLAG SALUTE AND MOMENT OF SILENCE FOR OUR TROOPS

Statement by Presiding Officer: Adequate notice of this meeting was posted on January 12, 2016 on the Township bulletin board and sent to the Township Clerk, Echoes Sentinel and Courier News per the Open Public Meetings Act. All Board members are duly appointed volunteers working for the good and welfare of Warren Township. We plan to adjourn no later than 10:00 p.m.

ROLL CALL

Mayor Lazo
Committeeman DiNardo
Mr. Toth
Mr. Kaufmann
Mr. Lindner
Mr. Argiro

Mr. Pasi
Mr. DiBianca (excused)
Mr. Scuderi
Mr. Gallic (excused)
Mr. Villani

■ **Announcements:**
None

■ **APPROVAL OF MINUTES:**

June 13, 2016

Roll Call

Motion was made by Mr. Lindner, seconded by Mr. Kaufmann to approve the minutes.

For: Mayor Lazo, Committeeman DiNardo Mr. Kaufmann, Mr. Lindner, Mr. Argiro, Mr. Toth, Mr. Pasi, Mr.Scuderi, and Mr. Villani

Against: None.

▪ **MEMORIALIZATION OF RESOLUTIONS:**

- Memorialization of Resolution PB 16-03, Warren Construction Company, Inc., 7 Brookside Drive, Block 60, Lot 44, Minor Subdivision approval with conditions.

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Roll Call

Motion was made by Mr. Kaufmann, seconded by Mr. Lindner to memorialize the resolution.

For: Mayor Lazo, Committeeman DiNardo Mr. Kaufmann, Mr. Lindner, Mr. Argiro, Mr. Toth, Mr. Pasi, Mr.Scuderi, and Mr. Villani

Against: None.

■ **PROFESSIONAL STAFF REPORTS:**

Alan Siegel, Esq., Planning Board Attorney

John T. Chadwick, IV, P.P., Professional Planner (excused from meeting)

Christian Kastrud, P.E., Professional Engineer (excused from meeting)

Maryellen Vautin, Clerk

None.

■ **CORRESPONDENCE**

None.

■ **CITIZEN'S HEARING:** (Non-Agenda Items Only)

Mr. Villani opened the hearing to any non-agenda items. Seeing no one come forward, closed that portion of the meeting.

■ **AGENDA Items:**

Extension request for Case 08-01PF Netta.Elm Avenue, Block 24, lots 32 and 33, Preliminary and Final Major Subdivision, resolution memorialized on August 25, 2008

Mr. Michael Osterman came forward for the applicant. There was a letter from Mr. Osterman in the packets Mr. Osterman went over that they were seeking one (of 3 possible 1 year extensions). The application was originally granted in 2008 for a 3 lot subdivision (2 into 3 lots). It is located on Elm Avenue and is a 3.5 acre lot and with the economy at the time, the project was put on hold. The approvals were extended pursuant to the permit extension act to June 30, 2016. The applicant would like to move forward with the project with the economy improved. Mr. Osterman requested the vested rights associated with the approvals extended for one year to June 30, 2017. Mr. Osterman stated they have also requested/obtained an extension of the flood hazard riparian zone from the DEP and have an application pending for an extension of the wetlands approvals also.

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Mr. Villani asked for any questions or discussion from the board. Mr. Toth made a motion, seconded by Mr. Lindner to approve the extension.

Roll Call

Motion by Mr. Toth, seconded by Mr. Lindner.

For: Mayor Lazo, Committeeman DiNardo Mr. Kaufmann, Mr. Lindner, Mr. Argiro, Mr. Toth, Mr. Pasi, Mr.Scuderi, and Mr. Villani

Against: None.

Extension request for Case PB15-05 Gallic, Plainfield Avenue, Block 91, lot 55, Minor Subdivision, memorialized August 24, 2015.

The applicant is requesting a one year extension. The extension would continue to June 30, 2017. Mr. Villani asked for any comments or questions.

Roll Call

Motion was made by Mr. Kaufmann, Committeeman DiNardo seconded the motion.

For: Mayor Lazo, Committeeman DiNardo Mr. Kaufmann, Mr. Lindner, Mr. Argiro, Mr. Toth, Mr. Pasi, Mr.Scuderi, and Mr. Villani

Against: None.

Extension request for Case PB15-10, Rica Properties, Block 87.02, lots 12.01 and 12.02, Minor Subdivision, resolution memorialized October 26, 2016.

Mr. Villani asked the board to read the letter in the packets from Mr. Zelle, the applicants lawyer. It was suggested to make the extension to December 31, 2016.

Roll Call

Motion was made by Committeeman DiNardo, seconded by Mr. Argiro to approve the extension to December 31, 2016.

For: Mayor Lazo, Committeeman DiNardo Mr. Kaufmann, Mr. Lindner, Mr. Argiro, Mr. Toth, Mr. Pasi, Mr.Scuderi, and Mr. Villani

Against: None.

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■ **SCHEDULE OF NEXT MEETING:**

August 8, 2016

Pending cases

PB 15-13 Walters Major Subdivision Northridge/Hillcrest—wetlands certification letter received awaiting soil logs and DEP letter, may bring in new plans.

■ **ADJOURNMENT**

Motion was made by Mr. Toth, seconded by Committeeman DiNardo, all in favor.
Meeting adjourned 8:10 p.m.