

**WARREN TOWNSHIP PLANNING BOARD
REORGANIZATION MEETING MINUTES
7:30 P.M. – Susie B. Boyce Meeting Room – 44 Mountain Boulevard
JANUARY 13, 2020
APPROVED**

CALL TO ORDER (by Clerk)

FLAG SALUTE AND MOMENT OF SILENCE FOR OUR TROOPS

- Announcement of New Members/Re-appointments to the Planning Board at the Township Committee Reorganization Meeting of January 13, 2020
 - Mayor Marion – Term expiration 12/31/20 – Class I
 - Committeeman Lazo – Term expiration 12/31/20 – Class III
 - John Lindner – Term expiration 12/31/20 – Class II
 - Daniel Gallic – Term expiration 12/31/23 - Class IV
 - Sal DiBianca – Term expiration 12/31/23 - Class IV
 - Barry Argiro - Term expiration 12/31/23 - Class IV
 - Jerry Toth - Term expiration 12/31/23 - Class IV
 - Louis Esposito – Term expiration 12/31/21 –Alternate 2

Reappointed members not sworn in at Township Committee Reorganization Meeting to be sworn in at this time by Alan Siegel.

ROLL CALL

Mayor Marion	Mr. Argiro
Committeeman Lazo	Mr. Scuderi (excused)
Mr. Toth	Mr. Pasi (excused)
Mr. Lindner	Mr. Villani
Mr. DiBianca	Mr. Gallic
Mr. Lindner	

Statement by Presiding Officer: *Adequate notice of this meeting was posted on January 24, 2019, 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.*

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Election of Chairperson for 2020 NOMINEE:

Mayor Marion nominated Mr. Gallic for chairman, seconded by Mr. Lindner

ROLL CALL

For: Mayor Marion, Committeeman Lazo, Mr. Lindner Mr. Argiro, Mr. Toth, Mr. DiBianca, Mr. Esposito, Mr. Villani, and Mr. Gallic
Against: None.

(Then clerk handed over meeting to Chair)

■ Nominations for Vice-Chairperson for 2020 NOMINEE

Nomination was made by Mayor Marion for Peter Villani, seconded by Mr. Gallic

ROLL CALL

For: Mayor Marion, Committeeman Lazo, Mr. Lindner Mr. Argiro, Mr. Toth, Mr. DiBianca, Mr. Esposito, Mr. Villani, and Mr. Gallic
Against: None.

■ Nominations Board Secretary for 2020 NOMINEE

Nomination was made by Mr. Gallic for Mr. Jerry Toth, seconded by Mr. Argiro

ROLL CALL

For: Mayor Marion, Committeeman Lazo, Mr. Lindner Mr. Argiro, Mr. Toth, Mr. DiBianca, Mr. Esposito, Mr. Villani, and Mr. Gallic
Against: None.

■ Nominations for Board Comptroller for 2020 NOMINEE

Nomination was made by Mr. Gallic for Mr. Villani, seconded by Mr. Toth

ROLL CALL

For: Mayor Marion, Committeeman Lazo, Mr. Lindner Mr. Argiro, Mr. Toth, Mr. DiBianca, Mr. Esposito, Mr. Villani, and Mr. Gallic
Against: None.

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■ Nomination for Escrow Certifier for 2020

Nomination was made by Mr. Toth for Mr. Gallic, seconded by Mr. Argiro

ROLL CALL

For: Mayor Marion, Committeeman Lazo, Mr. Lindner Mr. Argiro, Mr. Toth, Mr. DiBianca, Mr. Esposito, Mr. Villani, and Mr. Gallic
Against: None.

Appointment of Planning Board Attorney 2020

ROLL CALL

Mr. Gallic nominated Mr. Alan Siegel, seconded by Mayor Marion
For: Mayor Marion, Committeeman Lazo, Mr. Lindner Mr. Argiro, Mr. Toth, Mr. DiBianca, Mr. Esposito, Mr. Villani, and Mr. Gallic
Against: None.

Appointment of Special Counsel for Affordable Housing Projects for 2020
Mr. Gallic stated that it would be wise to have an attorney for the affordable housing projects.

Mayor Marion nominated Mr. Jonathan Drill as special counsel for only affordable housing projects as needed. It may require Wednesday meetings, perhaps Tuesdays. Mr. Drill is an expert in this area and the township wants to be protected going forward and be able to educate the public. Committeeman Lazo seconded the nomination

ROLL CALL

For: Mayor Marion, Committeeman Lazo, Mr. Lindner Mr. Argiro, Mr. Toth, Mr. DiBianca, Mr. Esposito, Mr. Villani, and Mr. Gallic
Against: None.

Appointment of Professional Planner for 2020

Nomination was made by Mr. Toth, seconded by Mr. DiBianca for Mr. John Chadwick, IV P.P. for Planning Board Planner.

ROLL CALL

For: Mayor Marion, Committeeman Lazo, Mr. Lindner Mr. Argiro, Mr. Toth, Mr. DiBianca, Mr. Esposito, Mr. Villani, and Mr. Gallic
Against: None.

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Appointment of Professional Engineer for 2020

Nomination was made by Mr. Villani, seconded by Committeeman Lazo for Mr. Christian Kastrud, P.E. for Planning Board Engineer.

ROLL CALL

For: Mayor Marion, Committeeman Lazo, Mr. Lindner Mr. Argiro, Mr. Toth, Mr. DiBianca, Mr. Esposito, Mr. Villani, and Mr. Gallic
Against: None.

Appointment of Clerk for 2020

Nomination was made by Mr. Toth, seconded by Mayor Marion for Maryellen Vautin for Planning Board Clerk.

ROLL CALL

For: Mayor Marion, Committeeman Lazo, Mr. Lindner Mr. Argiro, Mr. Toth, Mr. DiBianca, Mr. Esposito, Mr. Villani, and Mr. Gallic
Against: None.

■ **ADOPTION OF ADMINISTRATIVE RESOLUTIONS:**

PB20-01A – Adoption of Resolution to appoint Planning Board Staff
PB20-02A – 2020 Rules of Order – Resolution
PB20-03A – 2020 Meeting Dates – Resolution

Motion was made by Mr. Lindner, seconded by Mr. Argiro to adopt the resolutions.

ROLL CALL

For: Mayor Marion, Committeeman Lazo, Mr. Lindner Mr. Argiro, Mr. Toth, Mr. DiBianca, Mr. Esposito, Mr. Villani, and Mr. Gallic
Against: None.

PB 20-04A—Adoption of Resolution to appoint Special Counsel

Motion was made by Mayor Marion, seconded by Committeeman Lazo to adopt the resolution.

ROLL CALL

For: Mayor Marion, Committeeman Lazo, Mr. Lindner Mr. Argiro, Mr. Toth, Mr. DiBianca, Mr. Esposito, Mr. Villani, and Mr. Gallic

Against: none.

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PB20-05A-Adoption of Resolution to Award Professional Services Contract, Alan A. Siegel, Esq.

Motion was made by Committeeman Lazo, seconded by Mr. Toth to adopt the resolution

ROLL CALL

For: Mayor Marion, Committeeman Lazo, Mr. Lindner Mr. Argiro, Mr. Toth, Mr. DiBianca, Mr. Esposito, Mr. Villani, and Mr. Gallic
Against: None.

PB20-06A—Adoption of Resolution to Award contract to Special Counsel for Affordable Housing Applications when deemed necessary by Planning Board

Motion was made by Mr. Lindner, seconded by Committeeman Lazo to adopt the resolution.

ROLL CALL

For: Mayor Marion, Committeeman Lazo, Mr. Lindner Mr. Argiro, Mr. Toth, Mr. DiBianca, Mr. Esposito, Mr. Villani, and Mr. Gallic
Against: None.

■ **APPROVAL OF MINUTES:
November 25, 2019**

Mr. Toth made a motion, seconded by Mr. Lindner to approve the minutes
All in favor.

■ **Reports:**

Alan Siegel, Esq.
John T. Chadwick, IV, P.P., Professional Planner
Christian Kastrud, P.E., Professional Engineer

Mr. Kastrud told the board there is an update to the storm water training module online that the board members had completed.

Maryellen Vautin, Clerk reminded reappointed members to sign oath of office before the next meeting.

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■ **ADOPTION OF APPLICATION RESOLUTIONS:**

PB 19-07 Adoption of Resolution to approve AD Signature Homes, LLC, Minor Subdivision, 11 North Lane, block 72, lot 7.

Motion was made by Mr. Lindner, seconded by Mr. DiBianca to adopt the resolution.

ROLL CALL

For: Mr. Lindner, Mr. Argiro, Mr. Toth, Mr. DiBianca, Mr. Esposito, Mr. Villani, and Mr. Gallic.

Against: None.

PB 19-10 Adoption of Resolution to approve Lori Sempervive, Minor Subdivision, 3 Blackthorn Road, block 37, lot 17.01

Mr. Toth made a motion to adopt the resolution, seconded by Mr. Lindner.

ROLL CALL

For: Mr. Lindner, Mr. Argiro, Mr. Toth, Mr. DiBianca, Mr. Esposito, Mr. Villani, and Mr. Gallic.

Against: None

■ **CORRESPONDENCE**

■ **CITIZENS HEARING non- agenda items.** There was no public present

■ **SCHEDULE OF NEXT MEETING: January 27, 2020**

PB 19-08 84 Ann Street carried from November 25, 2019

■ **ADJOURNMENT**

Mr. Toth made a motion to adjourn, seconded by Mayor Marion. All in favor. Meeting adjourned at 7:50.