

**MONTVILLE TOWNSHIP PLANNING BOARD MEETING**

7:30 p.m. start time

195 Changebridge Rd

**AGENDA OF THURSDAY DECEMBER 9, 2021**

No New Business to be Conducted Past 10:00PM

Welcome to the Montville Township Planning Board hearing. Please mute your phones. Thank you.

**ROLL CALL**

Mr. Gary Lewis

Mr. Arthur Maggio- AE

Committeeman Richard Conklin

Mayor Frank Cooney

Mr. Tim Braden

Mr. Adam Adrignolo

Dr. Lawrence Kornreich - Environmental Comm

Mr. Russell Lipari

Mr. Nicholas Agnoli

Mr. Pane Repic (alt#1)

Ms. Christine Fano (alt#2)

*Also present:*

Board Attorney: Michael Carroll, Esq.

Board Engineer: Jamie Giurintano, PE

Board Planner: Joseph Burgis, PP, AICP

Secretary Jane Mowles

Recording Secretary: Kelley Kehoe - AE

**ANNOUNCEMENTS**

**PLEDGE OF ALLEGIANCE**

**STATEMENT OF COMPLIANCE**

As required by the Open Public Meetings Act, adequate notice of this meeting has been provided which notice specified the time and place of the meeting to the extent known at that time. The notice was posted on the bulletin board at the Municipal Building, sent to the Daily Record, and the Citizen, posted on the Township's website calendar, and placed on file at the Township Clerk's office. This meeting has been properly noticed to the public in accordance with the Open Public Meetings Act.

**COMMITTEES & LIAISONS - APPOINTMENTS MADE BY CHAIRMAN**

Board of Adjustment - Gary Lewis

Board of Health - Russ Lipari

Environmental Commission - Larry Kornreich

Water & Sewer - Art Maggio

Historic Preservation Review Commission - Adam Adrignolo

Design Review Committee - Tim Braden

Site Plan/Subdivision Committee - Tim Braden (Chair); Art Maggio; Russ Lipari, Nick Agnoli

Economic Development Committee - Mayor Cooney

Open Space Committee - Nick Agnoli; Pane Repic (Alternate)

Master Plan - Gary Lewis, Russ Lipari, Adam Adrignolo

Fire Districts - Richard Conklin (Towaco); Art Maggio (Montville); Tim Braden (Pine Brook)

Township Committee Mayor Report - Mayor Cooney

**SWEARING IN OF PROFESSIONALS**

**SECRETARY’S REPORT**

**BOARD DISCUSSION**

**PUBLIC DISCUSSION**

**PLANNING BUSINESS**

Area in Need of Redevelopment Study Hearing - 65 Route 46 East - B: 184, L: 2.01

Final Certificate of Appropriateness HPRC21-01 **Sterling Montville** – 128; 142-142A; 150 Main Rd – Certificate of Appropriateness approved 9/9/21 subject to an archeological study be completed on Block 56, lot 13. Study completed. HPRC requesting final approval of Certificate of Appropriateness with conditions as listed on the HPRC report dated 11/19/21.

HPRC21-03 Diversified Properties (PSE&G)- 331 Main Rd – B: 59.02, L: 26 – Certificate of Appropriateness approval with conditions to be completed prior to final approval.

Draft Annual Report

Draft Budget

Discussion Bylaws

Draft Planning Board meeting dates 2022:

|                   |                             |
|-------------------|-----------------------------|
| January 13, 2022  | July 14, 2022               |
| January 27, 2022  | July 28, 2022               |
| February 10, 2022 | August 11, 2022             |
| February 24, 2022 | August 25, 2022             |
| March 10, 2022    | September 8, 2022           |
| March 24, 2022    | September 22, 2022          |
| April 14, 2022    | October 13, 2022            |
| April 28, 2022    | October 27, 2022            |
| May 12, 2022      | November 10, 2022           |
| May 26, 2022      | November 21, 2022* (Monday) |
| June 9, 2022      | December 8, 2022            |
| June 23, 2022     | January 12, 2023            |

**WAIVERS**

**INVOICES**

**RESOLUTIONS**

**PMS/C21-06– Galizia** – 23 Bloomfield Ave – B: 175, L: 5 – site plan with variances - plumbing contractor’s shop – Approved – Eligible: Conklin, Braden, Agnoli, Maggio, Lipari, Adrignolo, Repic, Fano, Lewis

**MINUTES**

Minutes of Planning Board October 14, 2021 – Eligible: Maggio, Conklin, Cooney, Braden, Adrignolo, Kornreich, Lipari, Agnoli, Repic, Lewis

Minutes of Planning Board November 1, 2021 - Eligible: Maggio, Conklin, Braden, Adrignolo, Lipari, Agnoli, Repic, Fano, Lewis

Subcommittee minutes of 11/18/21 – Eligible: Lipari, Maggio, Braden

Minutes of November 22, 2021 – Eligible: Conklin, Braden, Adrignolo, Lipari, Repic, Fano, Lewis

### **LOI/DEP NOTIFICATIONS**

### **LEGAL/LEGISLATIVE UPDATES**

### **OLD BUSINESS**

**PSPP/FC/PSOIL21-05– International Motor Controls** – 2 Skyline Dr – B: 52, L: 37 – preliminary and final site plan with ‘c’ variances - construct an addition to an existing industrial building –Carried with notice from 11/1/21 – Eligible: Maggio, Conklin, Cooney<sup>i</sup>, Braden, Adrignolo, Lipari, Agnoli, Repic, Fano, Lewis  
ACT BY: 2/1/22

**PSPP/FC/PSOIL20-12– Juve Group** – 465 Main Rd – B: 81, L: 7 – Preliminary/Final site plan with c variances and soil movement – Eligible: Maggio; Conklin; Braden; Adrignolo; Kornreich; Lipari; Agnoli; Repic; Fano; Lewis

### **NEW BUSINESS**

### **CORRESPONDENCE / EXTENSIONS / DISMISSALS**

### **CONCEPTS**

### **CLOSED SESSION**

### **ADJOURNMENT**

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<sup>i</sup> Must certify to 11/1/21 hearing