

MONTVILLE TOWNSHIP PLANNING BOARD MEETING

7:30 p.m. start time

Held at: 195 Changebridge Road, Montville Municipal Building

AGENDA OF THURSDAY MARCH 9, 2023

No New Business to be Conducted Past 10:00PM

Welcome to the Montville Township Planning Board hearing. Please turn off all cell phones during the proceedings. Thank you.

ROLL CALL

Mr. Gary Lewis, Chairman	Mr. Adam Adrignolo
Mr. Arthur Maggio, Vice Chairman – AE	Dr. Lawrence Kornreich - Environmental Comm
Committeeman Richard Conklin	Mr. Russell Lipari
Mayor Matthew Kayne - AE	Mr. Nicholas Agnoli
Mr. Tim Braden	Mr. Pane Repic (alt#1)
	Mr. Larry Hines (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

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 – Larry Hines
Site Plan/Subdivision Committee - Tim Braden (Chair); Art Maggio; Russ Lipari, Nick Agnoli
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 Matthew Kayne

SWEARING IN OF PROFESSIONALS

SECRETARY’S REPORT

BOARD DISCUSSION

PUBLIC DISCUSSION

PLANNING BUSINESS

HPRC23-01 Sweetman, Andre & John – 292 Main Rd – B: 57, L: 8-Certificate of Appropriateness for roof replacement

WAIVERS

INVOICES

Burgis – O/E for: \$240.00 (Paul Miller Lit.) **Trust for:** \$1,120.00 (Four-Eight Main), \$2,360.00 (Hook Mountain), \$1,280.00 (M2 Real Estate), \$240.00 (PBNJ), \$1,880.00 (Russo Acquisitions), \$2,080.00 (640 Rt. 202), \$280.00 (640 Rt. 202)

Bowman – Trust for: \$430.50 (Diversified PSE&G), \$850.25 (Four-Eight Main), \$120.00 (Juve), \$870.50 (Hook Mountain), \$922.50 (Hook Mountain), \$963.00 (Hook Mountain), \$1,000.00 (PBNJ), \$160.00 (PBNJ), \$680.00 (640 Rt. 202), \$910.50 (Russo Acquisitions), \$929.00 (Russo Acquisitions)

Carroll – O/E for: \$185.00 (PBNJ Lit.), \$786.25 (Paul Miller Lit.) **Trust for:** \$480.00 (PBNJ), \$1,880.00 (Russo Acquisitions), \$1,480.00 (640 Route 202), \$200.00 (Hook Mountain), \$120.00 (Juve), \$80.00 (Four-Eight Main)

Ferriero Engineering – Trust for: \$270.50 (Sterling)

Semrau – Trust for: \$414.00 (Juve), \$234.00 (Sterling)

Suburban – Trust for: \$592.00 (Russo Acquisitions), \$750.00 (Sterling), \$1,235.00 (Diversified PSE&G), \$420.00 (Diversified PSE&G), \$772.50 (Juve)

RESOLUTIONS

MINUTES

Planning Board Minutes of 1/12/23 – Eligible: Agnoli, Lipari, Adrignolo, Conklin, Braden, Kornreich, Kayne, Repic, Lewis

Planning Board Minutes of 1/26/23 – Eligible: Conklin, Kayne, Braden, Adrignolo, Kornreich, Lipari, Agnoli, Repic, Hines, Lewis

Planning Board Minutes of 2/9/23 – Eligible: Conklin, Braden, Adrignolo, Agnoli, Repic, Hines, Lewis

Planning Board Subcommittee Minutes of 2/23/23 – Eligible: Lipari, Agnoli, Braden

LOI/DEP NOTIFICATIONS

Proposed NJ flood hazard area rule change

LEGAL/LEGISLATIVE UPDATES

OLD BUSINESS

PSPP/FC/PMN/PSOIL 19-06 – Hook Mountain Montville – 15 Hook Mountain Rd – B: 175, L: 4 – pre/final site plan/minor subdivision/soil movement and c variances for 2 commercial buildings – carried with notice from 11/21/22 – Eligible: Conklin, Kayne, Kornreich¹, Braden, Adrignolo, Lipari, Agnoli², Repic³, Hines, Lewis
ACT BY: 3/31/23

NEW BUSINESS

CORRESPONDENCE / EXTENSIONS / DISMISSALS

CONCEPTS

CLOSED SESSION

ADJOURNMENT

¹ Certified to 11/21/22 hearing

² Must certify to 11/21/22 hearing

³ Certified to 11/21/22 hearing