

**WASHINGTON BOROUGH PLANNING BOARD
MINUTES OF REORGANIZATION MEETING HELD ON
MAY 14, 2012**

The regular meeting of the Washington Borough Planning Board was called to order by Chair VanDeursen at 8:04 P.M. in the second floor Court Room/Council Chambers of the Borough Hall. Chair VanDeursen read the following statement into the record: "The requirements of the "Open Public Meetings Law", P.L. 1975, Chapter 231, have been satisfied in that adequate notice of this meeting has been published in the Star Gazette and posted on the Bulletin Board of the Borough Hall stating the time, place and purpose of the meeting as required by law." Chair VanDeursen led the Board in the Pledge of Allegiance.

ROLL CALL:

Present:	Valentine, Post, Aron, McDonald, Frascella, VanDeursen
Absent:	Turner, Pohorely, Stone
Also Present:	Steven Gruenberg, Attorney Bill Gleba, Board Engineer Fred Heyer, Board Planner

APPROVAL OF MINUTES:

Meeting of March 12, 2012: No comments. Therefore, it was moved by McDonald seconded by Valentine to approve the minutes.

ROLL CALL: Valentine, Post, Aron, McDonald,
Frascella, VanDeursen
Ayes: 5; Nays: 0; Abstentions: 1(Post)
Motion carried.

RESOLUTION: None

APPLICATIONS:

Washington Square – Amended subdivision and site plan for COAH units:

Larry Cohen represented the applicant. He discussed the background of the original application and the amendment. The second amendment is being applied for tonight. Waiting for COAH to determine if they can convert to market units.

5/11/12 Review letter from Board Engineer:

Page 4 –no checklists: Ray stated that the website does not have the checklists available to print. Bill Gleba pointed out that the checklists are the same as what they previously used and that they are needed to completed the review.

Ray - the tax assessor received a set of plans

Existing conditions plan not submitted – floor areas will be provided

Ray noted that the original plan shows COAH. Have paid to date \$300,000 into fund.
Want to install balance of infrastructure.

Bill Gleba stated that copies of the revised documents will be needed but the Board does not necessary have to see them. Attorney Gruenberg stated that they are not part of checklist items but will be needed for a comprehensive review. The Board engineer recommended to deem the application incomplete at this time.

Attorney Gruenberg noted that there are several options for a motion: 1) not complete or 2) waiver. The applicant is proposing 20 COAH units. Total units to stay at 98. Chair VanDeursen asked if deemed

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incomplete tonight, can the Board deem complete and have the hearing at the next meeting? Attorney Gruenberg stated yes as long as the application is deemed complete first.

Chair VanDeursen stated that all documents need to be submitted for the review. The Board needs the documents three weeks before the next meeting. Poll of Board members as to deeming the application incomplete: yes-McDonald, Valentine, Post, VanDeursen, Frascella. Dan Aron in favor of granting a waiver.

Therefore, it was moved by Valentine, seconded by Post, to deem the application incomplete but grant the applicant, at his own risk, permission to notice for the 6/11/12 meeting.

ROLL CALL: Valentine, Post, Aron, McDonald,
Frascella, VanDeursen
Ayes: 5; Nays: 1 (Aron); Abstentions: 0
Motion carried

Chair VanDeursen reminded the Board to be careful with waivers.

OLD BUSINESS: None

NEW BUSINESS: None

REPORTS OF OFFICERS AND COMMITTEES:

None

UNAGENDIZED STATEMENTS:

No audience. Public portion closed.

Pat Post asked about the Railroad Avenue property as referenced in the March minutes. Mayor McDonald stated that the recreation commission applied for a grant to put in a walkway or trail.

COMMUNICATIONS:

Received & filed.

ADJOURNMENT:

The meeting was adjourned at 8:45 p.m.

Respectfully submitted by Patricia L. Titus, Planning Board Clerk