

**BOROUGH OF WASHINGTON, WARREN COUNTY, NEW JERSEY
BOARD OF ADJUSTMENT MINUTES
SEPTEMBER 27, 2016**

Chair Vitalos led the members of the Board in the flag salute and read the Open Public Meetings Act into the Record.

Roll Call: Aron, Turner, Post, Vitalos, Eller – 5 Present
Absent: Durfee, Mangiacotti
Vacancy: Regular Board member, Alternate
Also Present: Steven Gruenberg, Board Attorney
Gene Weber, Board Engineer
Patricia Titus, Clerk

MINUTES:

Regular Meeting – May 24, 2016:

No discussion. It was moved by Turner, seconded by Post, that the minutes of the meeting held on May 24, 2016, be approved as presented.

Roll Call: Aron, Turner, Post, Vitalos, Eller
Ayes: 4, Nays: 0, Abstained: 1 (Aron)
Motion carried

RESOLUTIONS: Case 2016:1 – Everwill Properties, LLC

The resolution was tabled to the October meeting.

APPLICATIONS:

Case 2016:2: Uttam Dadlani – Use variance completeness hearing

Mr. Dadlani came before the Board. Gene Weber stated that the Board's checklist is lacking items to be provided but all items currently on the list were submitted. Other items should be on the checklist. To be discussed later in the meeting. Don Eller stated that they should have a survey for parking. Attorney Gruenberg asked the applicant if he could supply a survey. Mr. Dadlani stated that he did not have one done. He only has the one submitted to the Board.

Attorney Gruenberg stated that the checklist requirements have been met but the Board would like to see a more detailed survey than the one submitted. Mr. Weber suggested that the Board may want this property subdivided. Mr. Turner explained the subdivision reason to the applicant. Mr. Gruenberg suggested the applicant speak with a professional regarding the application.

Motion by Eller, seconded by Turner to deem the application complete.

Roll Call: Aron, Turner, Post, Vitalos, Eller
Ayes: 3, Nays: 1 (Post), Abstained: 1 (Aron)
Motion carried.

The public hearing will be set for October 25, 2016. There was a discussion regarding having one lot with residential and industrial use. Attorney Gruenberg explained the proofs needed for a variance. He again suggested the application speak to a professional. Mr. Dadlani granted an extension of time if needed. Further discussion on a subdivision.

Mr. Dadlani then requested to withdraw the application with fees and escrow to apply to an amended plan.

Board of Adjustment Minutes
September 27, 2016

Motion to accept the withdraw of the application by Turner, seconded by Post.

Roll Call: Aron, Turner, Post, Vitalos, Eller
Ayes: 5, Nays: 0, Abstained: 0
Motion carried

NEW BUSINESS:

Kathryn & Thomas Finnegan came before the Board. Mr. Turner stepped down due to a conflict of interest. Attorney Gruenberg explained the procedure for appeals. Mrs. Finnegan explained the reason for meeting with the Board. Attorney Gruenberg again explained the procedure for appeals. The applicant needs to file an appeal application with fees and escrow. He explained that the Board could waive the fees if they would like to. The zoning officer's file is needed and he needs to be given the chance to defend his decision. Chair Vitalos stated that the Board cannot hear an appeal until an application is filed. Mr. Aron stated he feels they should file the proper paperwork.

COMMUNICATIONS: None

REPORTS:

There were no reports at this meeting.

REMARKS:

Checklist – Chair Vitalos noted that the checklist needs to be update. Mr. Turner suggested that the Board should review the application package for the next meeting to review and edit.

ADJOURNMENT:

Hearing no further business to come before the Board, a motion was made and seconded that the meeting be adjourned at 8:40 pm. All in favor.

Ayes: 5, Nays: 0
Motion carried.

Respectfully submitted,

Frank Mangiacotti, Secretary