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2.25.15

RARITAN PLANNING & ZONING BOARD
22 First Street
RARITAN, NEW JERSEY

Minutes of January 28, 2015 Meeting

Present: Mayor Liptak

Councilwoman Gara
Chairman, T. Granahan
Ms. D. Thomas
Mr. W. Cunningham
Mr. R. Rispoli
Mr. J. Gausz
Mr. R. Miller
Mr. T. Brown
Mr. D. Forktus
Mr. R. Zack

Absent:

Also Present: Susan Rubright, Esq.

Chairman Granahan called the meeting to order at 7:30 p.m.

Flag Salute

Board Secretary reads the Open Public Meeting Notice as follows:

This meeting is called pursuant to the provisions of the Open Public Meetings Act. Notice of this meeting was sent to the Courier News on January 11, 2014. In addition, copies of the notices were posted on the bulletin board in the Municipal Building, on the Raritan Borough website, and filed in the Office of the Borough Clerk. They were also sent to those people who have requested and paid the cost for mailing same. Notices on the bulletin board have remained continuously posted. Proper notice having been given, the Board secretary is directed to include this statement in the minutes of this meeting.

Swearing in of New Members by Mayor Liptak of: R. Rispoli, R. Miller, J. Gausz and new board member Zach Bray.

Secretary calls for any nominations for Chairman. Mayor Liptak nominates Rick Miller for Chairman and is seconded by T. Granahan.

Tom Granahan also nominated but respectfully declines; motion withdrawn. Rick Miller takes position as the new Chairman. All approved.

R. Miller calls for nominations of the vice-chair: J. Gausz is nominated by T. Granahan and seconded by Mayor Liptak; he respectfully declines. Mayor Liptak nominates T. Brown as Vice Chair and is seconded by R. Zack. All approved.

Nomination of Stan Schrek for the Board Engineer made by T. Granahan and seconded by Councilwoman Gara. All approved.

Nomination of Dave Maski for Board Planner and seconded by T. Brown. All approved.

Nomination of Susan Rubright for Board Attorney made by D. Thomas and seconded by T. Brown. A motion is made by T. Granahan to increase the attorney fee to \$185/hr. This motion is seconded by T. Brown. All approved.

Nomination of Lisa Snyder for Board Secretary made by Chairman Miller and seconded by T. Granahan. All approved.

Minutes:

No minutes to approve

Engineer's Report: No report

Zoning Officer's Report: No report.

Miscellaneous:

D. Thomas would like to recognize the passing of Dan Soriano.

Old Business:

Bagelicious Site plan and use variance for Block 96, Lot 13, 25 East Somerset Street. B-1 Zone. Council (Pasquale Marago) is present for Bagelicious. Council states his client has hired a traffic specialist and requests a one month continuance. Attorney Rubright states the time to hear the application has passed and recommends to the Board to have the applicant renote. Applicant's council agrees to file an extension. Stan Schrek states nothing new has come in and the plans need to be submitted 10 days before the meeting.

Motion made to carry the Bagelicious application to the February 25th meeting with notice by T. Granahan and seconded by J. Gausz. Councilwoman Gara – abstained. Z. Bray – abstained. Motion approved.

Secretary instructed to send files of Bagelicious hearings to Z. Bray

Barbieri Bros., LLC. Site plan and use variance application for Block 109, Lot 1.03. B-1 Zone.

Attorney Rubright has received correspondence requesting an adjournment to the Feb. 25 meeting without need for further notice. Numerous requests have been made to the applicant to replenish the escrow.

Attorney Rubright will advise applicant's attorney Mr. Robertson that the escrow must be replenished in the amount of \$7k and submit revised plans without need for further notice by 2/6 or application will be dismissed without prejudice and applicant will need to reapply. Motion made by [REDACTED] and seconded by [REDACTED]. Councilwoman Gara and Z. Bray abstained.

New Business:

Verizon Wireless SNN. Use variance and site plan application. Block 87, Lot 9, P-2 zone.

Board received notice from Susan Rubright that the applicant's attorney is requesting a one month adjournment to 2/25 without need for further notice. Verizon is looking to place a rooftop, small network node on the building located directly across from Borough Hall. Applicant is looking to work with the property owner to clarify issues. Motion made by D. Forktus and seconded by [REDACTED]. All approved.

Attorney Rubright states the application for Verizon Wireless has been adjourned without need for further notice to 2/25.

Public Comments: No comments

Motion to adjourn made by B. Cunningham and seconded by D. Thomas. All approved.

Respectfully submitted,

Lisa Snyder