

BOROUGH OF RIVER EDGE PLANNING BOARD
MINUTES
November 15, 2012

Arthur Neiss, Esq.

ROLL CALL PRESENT: Mayor Moscaritolo, Robert Nyman, Edward Lane, Kevin Duerr, James Arakalian, Vito Aquafredda, Ellen Busteed, Kevin Duerr, Tom Kyritz, Richard Mehrman, Robert Costa.

Absent: Peter Theisz, Ed Mignone, Neil Dornheim

CALL MEETING TO ORDER:

Kevin Duerr called the Planning Board meeting to order at 8:10 p.m.

Salute to Flag

Sunshine Law (Open Public Meetings Act)

Adequate notice of this meeting has been provided by sending notices on December 24, 2011 to the Record and the Ridgewood News. By positioning on the Bulletin Board in the lobby of the Borough Hall and filing a notice of the same with the Municipal Clerk.

AGENDA

Referral from the Mayor and Council Ordinance #1772

Mr. Neiss – It is required by law to submit to this board for its consideration anytime that the Mayor and Council determines to amend the zoning ordinance. The purpose is for this board to determine whether or not the proposed amendment is consistent with the Master Plan. Fortunately, for all of you is we have the assistance of Mr. Mehrman who has prepared a report concerning the ordinance.

Mr. Mehrman prepared a report and gives presentation into the record everyone has a copy.

Member – It does conform to the Master Plan

Mr. Neiss – I will propose that I will draft up something circulating it to you before it is submitted to the Mayor & Council

James Arakalian – I will make a motion for Arthur to draft a letter including our proposed recommendations, seconded by member seconded.

All in favor say Aye – All say Aye.

ROLL CALL VOTE

Mr. Acquafredda, Kevin Duerr, Mr. Nyman, Ellen Busteded, Tom Kyritz – Vote Yes

Abstain – Mayor Moscaritolo, Peter Theisz,

Motion passes.

CONTINUED DISCUSSION OF PLANNING BOARD RULES

Kevin Duerr I think we should look at this maybe at a workshop.

Ellen Busteded I would like included in traffic studies I wanted to request where appropriate we add pedestrian and bicycle information.

MOTION TO ADJOURN 9:00PM

Mr. Nyman makes a motion to adjourn, seconded by Mayor Moscaritolo.

All in favor say aye – All say Aye.

Respectfully submitted by,

Marijane Brandau

shall require the applicant at its own expense at its own cost and expense to relocate the stop bar in order to approve site lines on Van Buren Avenue in relation to the monument sign.

Mr. Neiss – As a Planning Board we cannot tell the borough what to do. I will make these changes and send it down to Anita and ask that you sign off on it.

Mr. Nyman – I will make a motion to approve the memorialization for the Ideal Properties, seconded by Vito Acquafredda.

ROLL CALL VOTE

Mayor Moscaritolo, Kevin Duerr, Robert Nyman, Ellen Busteded, Tom Kyritz – All vote Yes

Abstain: Peter Theisz, Vito Acquafredda

Motion is approved.

2012-2 McDonald's Corp., 1118 Main Street, Block 1408/Lot 1,2, & 3.

Mr. Neiss – I did not hear back from the applicant's attorney until 4:30PM today and they had reviewed the resolution and found it to be acceptable to them.

Mr. Neiss – For my own edification the street lights that we are requiring applicant's to put in as part of the streetscape program – who pays?

Mr. Costa – The property owner. Whether or not that can be done it is decorative lighting. The existing lighting that the town has done is under the PSE&G program and that is hotwired back into the utility poles, and does not go to a service and it is a flat fee that the municipality pays every month. If a home owner puts it in PSE&G is not going to wire it back to them because they didn't do the inspections. At some point how do you get this turned on putting services in it is going to become very costly. Maybe the council needs to look at this and have a clear cut approach to it.

When we first started doing this the intent was that the developer would pick-up the cost of the poles and lights so that the town would not have to lease that from PSE&G. And the town would pay a flat fee. Somehow there was an issue with Yoshba the way the laws are written for PSE&G that they could not do that. That is why they put in their own service.

Mr. Mehrman – The second paragraph Page 1 we are only adding 2 feet to the west sidewalk next to the building.

Mr. Neiss – It should say 6 foot sidewalk at the building west elevation.

Tom Kyritz – I will make a motion to accept the resolution as discussed and Mr. Nyman seconded the motion.