

**Township of Nutley**  
**PLANNING BOARD**  
**Meeting Minutes**  
**Wednesday, May 21, 2014**  
**7:00 PM**

A Regular Meeting of the Planning Board of the Township of Nutley was held in the Third Floor Commission Chambers of the Township of Nutley Municipal Building located at One Kennedy Drive, Nutley, NJ. Adequate notification was published in the official newspapers of the Township of Nutley with a copy posted on the Township of Nutley Bulletin Board, First Floor, Town Hall. A copy is filed in the Office of the Township Clerk and copies are available to all members of the general public.

**ROLLCALL:**

Ms. Tangorra – Vice Chairperson	- Present
Mrs. Eisenfelder – Secretary	- Present
Mr. Greengrove	- Present
Mr. Arcuti	- Present
Mr. Ritacco	- Present
Mr. Barry	- Present
Mrs. Petolino	- Present
Mr. Algieri	- Present
Mr. Contella	- Present
Commissioner Scarpelli	- Present after roll call
Mr. McGovern - Chairman	- Present
Mr. Kozyra, Esq.	- Present

**OPEN PUBLIC MEETING STATEMENT:**

The Notice of Public Meeting of The Nutley Planning Board was read by Chairman McGovern. The meeting was called to order by Mr. McGovern at 7:12 p.m.

At this point in the meeting Commissioner Scarpelli entered the Chambers.

**MINUTES:**

The minutes of the May 7, 2014 meeting were circulated. A motion to approve was made by Mr. Greengrove and seconded by Mr. Ritacco. All ayes.

**BILLS AND COMMUNICATIONS:**

Mr. Kozyra noted there was one invoice to be paid:

Linda Posternock – attendance at and preparation of minutes for the May 7, 2014 meeting in the amount of \$150.00. A motion to approve was made by Mr. Greengrove and seconded by Mr. Ritacco All ayes.

Communication from County of Essex, Department of Public Works, Verona, New Jersey dated February 14, 2014 for approval of application with respect to North

American Eagle Construction, Nutley, New Jersey.

Communication from State of New Jersey, Department of Environmental Protection dated May 12, 2014 with respect to Ground Water Remedial Action Permit for 278 Bloomfield Avenue (former Getty service station #56039).

**OLD BUSINESS:**

Mr. DiBiasi made his opening statement with respect to the hearing of the 134-136 Franklin Avenue Site Plan Application.

The first witness called was Mr. Steven Corso, architect, Bloomfield, New Jersey and he was sworn. Mr. Corso displayed a rendering of the project from the front showing the proposed three-story building with the neighboring buildings on each side. Mr. Corso answered questions from the Board members.

Mr. Paul Ricci briefly addressed the Board regarding interpretation of the code.

The second witness called was Mr. Joseph Staigar, traffic engineer, East Hanover, New Jersey and he was sworn. Mr. Staigar spoke about traffic issues with respect to the site plan. Mr. Staigar answered questions from the Board members.

The third witness called was Ms. Donna Holmquist, planner, Westwood, New Jersey and she was sworn. Ms. Holmquist described the various planning aspects of the project. Ms. Holmquist answered questions from the Board members.

The hearing was adjourned until June 4, 2014.

**A TRANSCRIPT OF THE PROCEEDINGS IS AVAILABLE.**

Mr. Kozyra asked the Board for dates that they were available for special meetings to interview planners for the Roche proposed property redevelopment.

**NEW BUSINESS:**

None.

**MEETING OPEN TO PUBLIC**

**PUBLIC COMMENTS:**

Charles Kucinski, 21 Ravine Avenue, and he was sworn. Mr. Kucinski stated that he was pleased with the construction plans since it is facing his backyard and the garage is on his property.

Renee Friscia, 144-146 Franklin Avenue, and she was sworn. Ms. Friscia, whose family has owned a business in the area for over 50 years, said that was also pleased with the plans and grateful for that the building was going to be replaced.

**COMMITTEE & SUBCOMMITTEE REPORTS:**

None.

**ADJOURNMENT:**

A motion to adjourn was made by Mr. Greengrove and seconded by Mr. Ritacco. All ayes. The meeting was adjourned at 9:45 pm.

Respectfully submitted,

*Linda Posternock*

Linda Posternock  
Recording Secretary