

**Township of Nutley**  
**PLANNING BOARD**  
**Meeting Minutes**  
**Wednesday, March 17, 2010**  
**7:00 P.M.**

A regular meeting of the Planning Board of the Township of Nutley was held in the 3<sup>rd</sup> floor Commission Chambers and called to order at 7:10 pm. Adequate notification was published in the official newspapers of the Township of Nutley.

**ROLLCALL:**

Ms. Tangorra – Vice Chairperson	- Present
Mrs. Eisenfelder – Secretary	- Present
Mr. Greengrove	- Absent/Excused
Mr. Arcuti	- Absent/Excused
Mr. Riccio	- Absent/Excused
Mrs. Craine	- Present
Mr. Ritacco	- Present
Mr. Barry	- Present
Mayor Cocchiola	- Absent/Excused
Commissioner Scarpelli	- Absent/Excused
Mr. McGovern - Chairman	- Absent/Excused
Mr. Kozyra, Esq.	- Present

Ms. Tangorra asked Mr. Ritacco to sit for Mr. Riccio.

**OPEN PUBLIC MEETING STATEMENT:**

The Notice of Public Meeting of the Nutley Planning Board was read by Vice-Chairperson Tangorra.

**MINUTES:**

The minutes of the March 3, 2010 meeting were circulated. A motion to approve was made by Mrs. Eisenfelder and seconded by Mr. Barry. All ayes.

**BILLS AND COMMUNICATIONS:**

Mr. Kozyra noted that there were invoices to be presented.

Linda Posternock – attendance at and preparation of minutes for the March 3, 2010 meeting in the amount of \$150.00. A motion to approve was made by Mrs. Eisenfelder and seconded by Mr. Ritacco. All ayes.

Pennoni Associates – for professional services with respect to the property located at 65 River Road in the amount of \$547.50. A motion to approve was made by Mrs. Eisenfelder and seconded by Mr. Barry. All ayes.

Pennoni Associates – for professional services with respect to the property located at

111-115 Franklin Avenue in the amount of \$150.00. A motion to approve was made by Mrs. Eisenfelder and seconded by Mr. Ritacco. All ayes.

Mr. Kozyra stated that he had a letter from the Hudson Essex Passaic Soil Conservation District, dated February 17, 2010 regarding their review of the 111-115 Franklin Avenue Site Plan and that they certify the application is complete. Mr. Kozyra noted that the letter to the Board was for informational purposes.

Mr. Kozyra was in receipt of the membership cards from the New Jersey Planning Organization and would pass them out after the meeting.

**OLD BUSINESS:**

None.

**NEW BUSINESS:**

Mr. Kozyra noted that he had reviewed the comments from Board members concerning the proposed schedule for the elements and had circulated a new calendar with revised dates for the subcommittee reports to be presented.

Mr. Kozyra mentioned that the next meeting, which is not on our calendar, would be March 31, 2010. He stated that there would be a presentation of the Open Space and Conservation element.

Mr. Barry asked if the Finance presentation could be combined with the Circulation presentation on May 19. Mr. Kozyra said it would not be a problem.

Mr. Kozyra went over the calendar and discussed some of the other changes on the schedule and confirmed dates for the presentations of other elements.

Mr. Kozyra stated that the 189 Walnut Street Minor Subdivision Application would be heard at the March 31 meeting.

Mr. Kozyra also noted that the 65 River Road Amended Site Plan Application would be heard at the March 31 meeting. Mr. Kozyra said that Mr. Berry would most likely be in attendance for the hearing, and he also asked the members if they would want the engineer to be present. The members agreed that Mr. Hay should be in attendance for the hearing.

Mr. Kozyra brought up the subject of affordable housing. Mr. Barry discussed the issue in length.

**MEETING OPEN TO PUBLIC**

**PUBLIC COMMENTS:**

None.

**COMMITTEE & SUBCOMMITTEE REPORTS:**

None.

**ADJOURNMENT:**

A motion to adjourn was made by Mr. Ritacco and seconded by Mr. Barry. All ayes.  
The meeting was adjourned at 7:40 p.m.

Respectfully submitted,

*Linda Posternock*

Linda Posternock  
Recording Secretary