

GREEN TOWNSHIP BOARD OF ADJUSTMENT MINUTES

REGULAR MEETING, June 4, 2015

CALL TO ORDER: @ 7:38 PM, the Board Chairman, Eugene Bambara CALLED THE MEETING TO ORDER and then led everyone in recitation of the PLEDGE OF ALLEGIANCE. He then read the OPEN PUBLIC MEETING statement.

ROLL CALL: The Board Secretary, Desiree L. Dunn called the Roll finding Eugene Bambara, Louis Tommaso, Matthew Fox, Michael Roller, Carmine Torella and Jeffrey Wilson in attendance. Also present: Lyn Aaroe, Esq.

OATHS OF OFFICE FOR REAPPOINTED / NEW MEMBERS: None

MOTION TO EXCUSE ABSENT MEMBERS: The Chairman entertained a motion to excuse Sharon Mullen and Dennis Walker.

- Fox so moved. Tommaso seconded. **VOICE VOTE:** All members present voted "aye" in the affirmative. No abstentions. No objections. Motion carried.

PROFESSIONAL CONTRACTS: Board Attorney's Amended Contract & Resolution

DISCUSSION: The Chairman introduced the matter and said a new hourly rate was suggested upon interviewing candidates for Board Attorney. Upon his appointment, he was asked to devise an hourly rate schedule. Discussion and Board questioning ensued. The Chairman noted that Mr. Aaroe supplied the required proof of liability insurance certificate, in force from 5-7-15 to 5-7-16, and entertained a motion to approve said amendments.

- Tommaso so moved. Fox seconded. **ROLL CALL VOTE:** Wilson – YES; Torella – YES; Roller – YES; Fox – YES; Tommaso – YES; and, Bambara – YES. No Abstentions. No Objections. Motion carried.

ALTERNATE BOARD MEMBER ELIGIBILITY: The Board Secretary asked the Board Attorney to stipulate that Jeffrey Wilson could vote.

MOTION TO APPROVE MINUTES: *from May 7, 2015*

CHANGES REQUESTED: The Board Secretary acknowledged that the Transcripts supplied by Precision Reporting Service be made a part of the official record, regarding the Cellco (BA 1501) matter. A Board member asked for language to be inserted indicating that the Applicant (Cellco) acknowledged knowing about the presence of explosives on the property. The Board was comfortable with Mr. Solloway's acknowledgement. The Chairman entertained a motion to approve the minutes, with the amendments discussed.

- Wilson so moved. Roller seconded. **VOICE VOTE:** All eligible members present voted "aye" in the affirmative. No Abstentions. No Objections. Motion carried.

NEW RESOLUTIONS:

- a. **6-Month EXTENSION granted 5-7-15 to Application # BA 1213: DOGGONE FARM; BL. 25, L. 2 (221 BRIGHTON ROAD)**

DISCUSSION: Concern expressed due to lack of monthly updates from either the Applicant or her attorney(s), as required. Further discussion ensued with a proposal to rescind the approval and the Board Attorney explaining the tolling of time. The Board discussed amending the last page of the Resolution to state that a penalty may ensue for failure to provide monthly updates and specific dates and/or Board specified the language to be inserted on Page 6 stipulating changes requested for the Resolution – "progress updates required at least five (5) working days" before the next regular meeting of the Board." The Chairman opened the meeting to the one (1) member of the public present, **Stew Cook**, who began reading his update to which the Board Secretary inquired if said paper was to be entered into the record as an Exhibit. Mr. Cook declined and asked to be excused for a few minutes.

- b. In the interim, the Board Attorney requested consideration of postponing action on his Draft Resolution for **APPLICATION #BA 1501: CELLCO / VERIZON** due to technical difficulties experienced with his office equipment.

office equipment. The **Chairman** requested a motion to carry memorialization of the Cellco Resolution until the July meeting.

- **Tommaso so moved. Torella seconded. ROLL CALL VOTE: Wilson – YES; Torella – YES; Roller – YES; Fox – YES; Tommaso – YES; and, Bambara – YES. No Abstentions. No Objections. Motion carried.**

a. CONTINUATION OF PUBLIC COMMENT

DISCUSSION: @8:18 PM, Cook resumed his update, verbally. Described their attempts to solicit County review of each item, example, flooring, walls, etc. They need to put it all together for County review. One new thing is that the County said they want a second fencing. Described their new proposed fencing. The **Chairman** advised him to see the Zoning Officer to inquire about the fence Ordinance. **Board Attorney** advised Cook to be prepared with a survey / sketch of the property to bring the Zoning Officer. Board advised him that for County approval needs to look into their fencing requirements. The Chairman inquired about the other items noted by the County. The Board Attorney advised him to get started. The Chairman advised him to speak with David Diehl. The Chairman specified that as he must have heard, the Board is very serious about requiring compliance with all 15 items on the County letter and requested e-mails be forwarded to the Board Secretary, as discussed.

@8:35, the Chairman closed the meeting for further comment from the Public.

The **Chairman** entertained a motion to approve the Resolution with amendments, as discussed, to be incorporated on Page 6 by the Board Attorney, who then stipulated eligibility to vote.

- **Fox so moved. Wilson seconded. ROLL CALL VOTE: Roller – YES; Bambara – YES. No Abstentions. No Objections. Motion carried.**

ORDINANCES: None

EXTENSION REQUESTS: None

OLD / PENDING APPLICATIONS: None

NEW APPLICATIONS: None

OTHER BOARD BUSINESS:

- Chairman's Report – **Chairman** announced his intent to resign in November, having bought a home in Allamuchy. Board members credited his leadership and his efforts to help the Public. His behind the scenes work on behalf of Green Township was beyond what was expected. **Bambara** said his goal in chairing the Board was to value everyone's input. Board members congratulated him for his new endeavor.

MOTION TO ADJOURN:

- **@ 8:44 PM, Fox so moved. Torella seconded. VOICE VOTE: All members present voted "aye" in the affirmative. No abstentions. No objections. Motion carried.**

Minutes Respectfully Submitted by:



Desiree L. Dunn, Secretary
Planning Board & Board of Adjustment

✓ APPROVED July 2, 2015