



**VERNON TOWNSHIP LAND USE BOARD
REGULAR MEETING AGENDA
July 22, 2009
7:00 PM**

CALL TO ORDER

STATEMENT OF COMPLIANCE:

Pursuant to the Open Public Meetings Act, adequate notice of this Regular Meeting has been provided to the public and the press on January 23, 2009 by delivering to the press such notice and posting same at the Municipal Building and filed with the office of the Township Clerk.

SALUTE TO THE FLAG

ROLL CALL

Andrew Borisuk – Vice Chair, Andrea ‘Bunny’ Cocula, David Gornstein, Martin Theobald - Chair, Richard Spoerl, Vincent Zinno, Mayor Austin Carew, Councilman Gary Grey, Sam Lewin Alternate #1; Christopher Hack Alternate #2; Jack Smith Alternate #3; Gino Misciagna Alternate # 4

Public Hearings

- Cellco Partnership d/b/a Verizon Wireless
LU#1-09-1
Block 130, Lot 1.05
Use Variance & Major Site Plan

PUBLIC PARTICIPATION

Open Meeting to the Public for items other than those listed on the Agenda

Close Meeting to the Public

MINUTES

July 8, 2009 – Regular Meeting Minutes (Borisuk, Carew, Cocula, Gornstein, Grey, Hack, Lewin, Theobald, Zinno)

RESOLUTIONS

- Technical amendments to previously approved resolution for Linda & Donald Weiss “C” Variance for a lot without frontage on a roadway in NJ, LU#3-09-5, Block 61, Lot 28
- Approving NS Enterprises Pre/Major Site Plan & Use Variance, LU#1-09-2, Block 184.01, Lot 6

LAND USE BOARD DISCUSSION ITEMS

- None

CLOSED SESSION

APPENDIX A – ESCROWS, BOARD FEES, BOND REDUCTIONS AND ESCROW CLOSURE

APPENDIX B – UPCOMING/PENDING APPLICATIONS IN LAND USE DEPARTMENT UNDER REVIEW

ADJOURNMENT

Appendix A
ESCROWS, BOARD FEES AND BOND REDUCTIONS

A. Escrows

1. Board Engineer - Louis M. Kneip, P.P, P.E., CME
 - Sally Rinker – ZB# 10-06-17 – DOS – 6/10/09-6/15/09 – (\$555.00)
 - Stanhill Concept – PB# 1-08-1 – DOS – 6/03/09 – (\$83.25)
 - Regan Trust – LU# 5-09-8 – DOS – 6/08/09 – (\$55.50)
 - Merck – PB# 11-08-9 – DOS – 6/10/09 – (\$55.50)
 - Red Oak – LU# 5-09-9 – DOS – 5/26/09-6/24/09 – (\$444.00)
 - A&P – LU# 4-09-7 – DOS – 6/10/09 – (\$249.75)
 - NS Enterprises – LU# 1-09-2 – DOS – 6/30/09 – (\$444.00)

2. Board Attorney – Patrick McNamara, Scarinci & Hollenbeck
 - The Cedars at Black Creek Reserve – PB# 8-07-12 – Services through 6/30/09 - (\$45.00)
 - The Great Atlantic & Pacific Tea Co. - LU#4-09-7 – Services through 6/30/09 – (\$320.00)
 - Red Oak Properties – LU#5-09-9 - Services through 6/30/09 – (\$195.00)
 - Laura Mineo Noto – LU#4-09-6 - Services through 6/30/09 – (\$60.00)
 - Cellco Partnership – LU#1-09-1 - Services through 6/30/09 – (\$30.00)
 - Metairie Corporation – LU#2-09-3 - Services through 6/30/09 – (\$120.00)
 - Glenn McLaughlin – ZB#11-08-16 - Services through 6/30/09 – (\$30.00)
 - Christopher Merck – PB#11-08-9 - Services through 6/30/09 – (\$300.00)

3. Township Planner – Jessica Caldwell, AICP - Harold E. Pellow & Associates
 - Cellco d/b/s Verizon Wireless – LU# 1-09-1 – DOS – 5/28/09 – (\$140.25)
 - A&P – LU# 4-09-7 – DOS – 6/25/09 – (\$420.75)
 - Red Oak Properties – LU#5-09-9 – DOS – 6/25/09 – (\$561.00)
 - Stanhill Concept – PB# 1-08-1 – DOS – 6/25/09 – (\$70.13)

B. Board Fees

1. Cynthia Davis
 - Land Use Board Business – DOS 7/06/09-7/11/09 – (\$78.00)

2. Board Attorney
 - Land Use Board Business – Services through 6/30/09 – (\$2,000.00)
 - Northwoods Redevelopment – Services through 6/30/09 – (\$240.00)
 - Board of Education Historic Building – Services through 6/30/09 – (\$60.00)
 - MacAfee Redevelopment Initiative – Services through 6/30/09 – (\$75.00)

3. Township Planner – Jessica Caldwell, AICP – Harold E. Pellow & Associates
 - Land Use Board Business – DOS 5/28/09 – (\$224.97)
 - Land Use Board Business – DOS 6/25/09 – (\$187.00)

C. Bond Reductions

- None

D. Request for Escrows to be closed

- None

Appendix B Status of Pending Applications

1. Cellco Partnership dba Verizon Wireless – LU#1-09-1
Deemed Complete & Scheduled for Public Hearing on July 22, 2009
2. A&P – PB#11-08-10 – Outdoor Storage variance - Continuation of Public Hearing, Not presently scheduled
3. Noto – LU#4-09-6 - “C” Variance & Stream Buffer Variance, deemed complete and scheduled for public hearing on August 12, 2009
4. Regan Trust – LU#5-09-8 – Minor Subdivision – Deemed Complete & Scheduled for Public Hearing on August 26, 2009
5. Mitelin Motors – PB#12-05-13 – Amended Preliminary & Final Major Site Plan – Administratively complete and Scheduled for Extension of Time Request & Public Hearing on August 12, 2009