



**VERNON TOWNSHIP LAND USE BOARD
REGULAR MEETING AGENDA
July 8, 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

Completeness Hearing/Waiver Determination & Public Hearing

- NS Enterprises
LU#1-09-2
Block 184.01, Lot 6
Prel/Major Site Plan & Use Variance

Public Hearings

- Ed Talmo
PB#8-07-12
Block 141, Lot 12.04
Final Major Subdivision (Extension of time-2 years)

PUBLIC PARTICIPATION

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

Close Meeting to the Public

MINUTES

June 24, 2009 – Regular Meeting Minutes (Gornstein, Grey, Hack, Lewin, Theobald, Zinno)

RESOLUTIONS

- Red Oak Properties
LU#5-09-9
Block 144.01, Lot 3
Prel/Final Major Site Plan

LAND USE BOARD DISCUSSION ITEMS

- Planning firms for the Master Plan

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
 - None Submitted as of agenda distribution
2. Board Attorney – Patrick McNamara, Scarinci & Hollenbeck
 - None Submitted as of agenda distribution
3. Township Planner –Jessica Caldwell, AICP - Harold E. Pellow & Associates
 - None Submitted as of agenda distribution

B. Board Fees

1. Cynthia Davis
 - Land Use Board Business – DOS 6/24/09-6/28/09 – (\$81.00)
2. Board Attorney
 - None Submitted as of agenda distribution
3. Township Planner – Jessica Caldwell, AICP – Harold E. Pellow & Associates
 - None Submitted as of agenda distribution

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. NS Enterprises – LU#1-09-2 – Major Site Plan, Deemed Complete & Scheduled for Public Hearing on July 8, 2009
4. Glenn McLaughlin, – ZB#11-08-16 – Deck Variance– Application Withdrawn
5. Noto – LU#4-09-6 - “C” Variance & Stream Buffer Variance, deemed complete and scheduled for public hearing on August 12, 2009
6. Regan Trust – LU#5-09-8 – Minor Subdivision – Currently being reviewed for completeness, tentatively scheduled for August 26, 2009