

BOROUGH OF WESTWOOD
ZONING BOARD OF ADJUSTMENT
REGULAR MEETING
MINUTES
May 5, 2014

APPROVED 6/9/14

1. **OPENING OF THE MEETING:**

The meeting was called to order at approximately 8:00 p.m.

Open Public Meetings Law Statement:

This meeting, which conforms with the Open Public Meetings Law, Chapter 231, Public Laws of 1975, is a Regular Meeting of the Westwood Zoning Board of Adjustment.

Notices have been filed with our local official newspapers and posted on the municipal bulletin board.

2. **PLEDGE OF ALLEGIANCE:**

3. **ROLL CALL:**

PRESENT: William Martin, Chairman
Vernon McKoy
Matthew Ceplo
Guy Hartman
Chris Montana
H. Wayne Harper (Alt #1)
Marc Truscio (Alt #2)

ALSO PRESENT: David Rutherford, Esq., Board Attorney
Not Required:
Louis Raimondi, Board Engineer
Steve Lydon, Burgis Associates,
Board Planner

ABSENT: Eric Oakes Vice Chairman

4. **MINUTES** - The Minutes of the 4/7/14 meeting were approved on motion made by Wayne Harper, seconded by Chris Montana, and carried unanimously on roll call vote. The Minutes of the 4/21/14 meeting were approved on motion made

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by Wayne Harper, seconded by Mark Truscio, and carried unanimously on roll call vote.

5. **CORRESPONDENCE:** None

6. **VOUCHERS:** A motion to approve vouchers totaling \$11,595.00 was made by Wayne Harper, seconded by Chris Montana and carried unanimously on roll call vote.

7. **RESOLUTIONS:**

1. **Hendricks, 21 Park Avenue - Section 68** - Board Attorney Rutherford read the **Resolution of Approval** into the record. A motion for approval was made by Wayne Harper and seconded by Guy Hartman. On roll call vote, Chris Montana, Guy Harman, Vernon McCoy, Matthew Ceplo, Wayne Harper, and William Martin voted yes. Marc Truscio was not eligible to vote.

2. **Goodyear, 39 Kinderkamack Realty, LLC, 39 Kinderkamack Road, Block 1805, Lot 1** - Board Attorney Rutherford read the **Resolution of Approval** into the record. A motion for approval was made by Vernon McCoy and seconded by Matthew Ceplo. On roll call vote, Chris Montana, Vernon McCoy, Matthew Ceplo, Wayne Harper, Marc Truscio, and William Martin voted yes. Guy Hartman was not eligible to vote.

3. **Amendment to 2014 Meeting Dates (June 2 to June 9 and November 3 to November 10)** - Chairman Martin advised there was a request to amend the calendar by Borough Clerk, due to upcoming elections. Schools are no longer hosting elections. Therefore, the June and November dates had to be moved. A motion to amend the 2014 Calendar Meeting Dates for the June and November meeting dates from 6/2/14 to 6/9/14 and 11/3/14 to 11/10/14 was made by Matthew Ceplo, seconded by Chris Montana, and carried unanimously on roll call vote. Mr. Rutherford would prepare a notice and have it published. Applicants would be so advised. He will also advise the Borough Clerk.

4. **Appointment of Louis A. Raimondi as Professional Engineer for the Zoning Board** - Chairman Martin advised that Brooker Engineering was no longer interested in servicing as Board Engineers and will send a letter that it has no objection to the Board continuing with Mr. Raimondi, who was no longer with Brooker Engineering. The Board

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sought to retain Mr. Raimondi individually as Board Engineer. Upon motion of Guy Hartman, seconded by Matthew Ceplo, with no further nominations, **Louis Raimondi** was nominated as Professional Engineer for the Zoning Board.

Upon motion of Guy Hartman, seconded by Matthew Ceplo, the Board closed the nominations for Professional Engineer for the Zoning Board. On roll call vote, all members voted yes.

8. PENDING NEW BUSINESS:

1. **Murphy, 185 Roosevelt Avenue, Block 1407, Lot 9 - Single Family Addition** - incomplete; architectural drawings not submitted;

9. VARIANCES, SUBDIVISIONS AND/OR SITE PLANS, APPEALS, INTERPRETATIONS:

SWEARING IN OF BOARD PROFESSIONALS FOR PUBLIC HEARINGS

The Board Professionals were sworn in.

1. **MVJ Holdings, LLC** - survey not ready; carried to the 6/9/14 meeting;

10. DISCUSSION: Chairman Martin indicated that the vacant full member spot would be filled, and an alternate member would move up.

11. ADJOURNMENT - On motions, made seconded and carried, the meeting was adjourned at approx. 8:25 p.m.

Respectfully submitted,

MARY R. VERDUCCI, Paralegal
Zoning Board Secretary