

**BOROUGH OF WESTWOOD  
PLANNING BOARD MINUTES  
REGULAR PUBLIC MEETING  
June 11, 2020**

**APPROVED 6/25/2020**

**1. OPENING OF THE MEETING**

**VIA ZOOM**

**<https://us02web.zoom.us/j/84700492909?pwd=eFJhaTRuMWZOTWNsTFRrRXIzcTRBUT09> - Meeting ID: 847 0049 2909 - Password: 744452**

The meeting was called to order at approximately 8:29 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 Public Meeting of the Planning Board.

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

**2. PLEDGE OF ALLEGIANCE**

**3. ROLL CALL:**

**PRESENT:** Jaymee Hodges, Chairman  
Dan Olivier, Vice-Chairman  
Mayor Raymond Arroyo  
Robert Bicocchi, Councilmember  
William Martin  
Anthony Zorovich  
Ann Costello  
Yash Risbud  
Lauren Letizia (Alt. #1)  
Kristy Dougherty (Alt. #2)

**ALSO PRESENT:**

Thomas Randall, Esq., Board Attorney  
Ed Snieckus, Burgis Associates, Board Planner

**ABSENT:** Keith Doell

**NOT REQUIRED:** Louis Raimondi, Board Engineer

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**4. OPEN TO PUBLIC ON NON-AGENDA ITEMS:**

A motion to **open to public was made, seconded and carried.** There were no questions or comments, and the matter was **closed to the public** on motion made, seconded and carried.

**5. MINUTES:** The Minutes of the **5/28/2020** meeting were approved on motion made by Dan Olivier, seconded by Councilmember Bicocchi, and carried unanimously on roll call vote.

**6. CORRESPONDENCE:** See below under Discussion;

**7. RESOLUTIONS:** None

**8. PENDING NEW BUSINESS:** None

**9. VARIANCES, SUBDIVISIONS AND/OR SITE PLANS:** None  
SWEARING IN OF BOARD PROFESSIONALS FOR PUBLIC HEARINGS  
The Board Professionals were sworn in.

**10. DISCUSSION:**

**1. Discussion of 2020 Borough of Westwood Re-examination Report of the Master Plan, Updated 6/4/2020 and Scheduling Public Hearing FOR 6/25/2020** - Mr. Snieckus gave an overview, stating as requested at the last meeting, he revised the sections as discussed. The following are the specific changes and the updated document text was been highlighted to note only the new text for ease of reviewing them (it was noted that some page numbers changed as a result of the revisions):

Pages 15 to 16: Added brief commentary on the COVID-19 pandemic and the need for further ongoing responses as the issue evolves;

Page 21: Updated and added the topic of ridesharing to the commentary;

Page 47: Item A.1.c. Clarification was added to not include medical offices in the professional and business recommendation;

Page 54: Item E 5. The regulations pertaining to the LB-1 zone, retail sales of durable products minimum retail area increase to 35% from 25% was removed;

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Pages 60 to 61: Added the sustainability in development regulations commentary and recommendations to the report from the prior commentary contained in the 2011 reexamination report which was inadvertently removed in the prior versions;

Page 71: Item D 2. The regulation regarding limiting the type of wind turbines based upon their axis configuration was removed.

Mr. Snieckus reviewed the foregoing changes with the Board for finalization before the proposed hearing on 6/25/2020. Unless there were any further changes, they could go ahead and notice for the hearing. The matter was opened for questions by the Board. Mr. Martin asked if this could be shared with the public. Mr. Snieckus advised it should be made public before the public hearing, and he would send a pdf to the Borough Clerk tomorrow and have its availability noted on the Borough website. Mr. Randall advised all should be in order with the notices and ready for adoption on 6/25/2020. Mr. Marini has sent the notice for publication today. This is the final draft of the document that will be posted on the website and that the Board will have a public hearing on. There was no further discussion. The Chairman called for a motion.

A motion to put forth and make available to the public the latest version of the 2020 Master Plan Re-examination Report of the Borough of Westwood and that the public hearing is to take place on 6/25/2020 was made by William Martin. The motion was seconded by Ann Costello. There were no further questions, comments or discussions. On roll call vote, Dan Olivier, William Martin, Anthony Zorovich, Ann Costello, Yash Risbud, Mayor Arroyo, Lauren Letizia, Kristy Dougherty, and Jaymee Hodges voted yes. Councilmember Biccocchi abstained, as he will vote at the Council.

In voting, Chairman Hodges thanked all Board Members, Mr. Snieckus and the Board Professionals for their extensive time, wisdom and efforts. Mayor Arroyo gave extensive appreciative comments, thanking every member of the Board and its professionals for participating and their efforts as a team, proudly, on behalf of the town we all love. Chairman Hodges thanked everyone for their patience as well, and Mr. Snieckus thanked all for the collaborative efforts and input. Board Members made positive comments on the process. There were no further questions, comments or discussions.

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A motion to **open to public** was made, seconded and carried. There were no questions or comments, and the matter was **closed to the public** on motion made, seconded and carried.

**11. ADJOURNMENT** - On motion, made seconded and carried, the meeting was adjourned at approx. 9:00 p.m.

**Respectfully submitted,**

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**MARY R. VERDUCCI, Paralegal**  
**Planning Board Secretary**