

**MINUTES
PLANNING BOARD OF THE BOROUGH OF MADISON
REGULAR MEETING JUNE 21, 2016**

A regular meeting of the Planning Board of the Borough of Madison was held on the 21st day of June 2016 at 7:30 P.M., in the Court Room, Hartley Dodge Memorial, 50 Kings Road, Madison, NJ.

The meeting was called to order by Planning Board Chairman, Steve Tombalakian
Mr. Tombalakian requested the reading of the Public Meeting Notice.

Ms. Boardman read the following statement in accordance with the Open Public Meetings Act.

“Let the minutes reflect that adequate notice of this meeting has been provided in the following manner:
At the reorganization meeting of the Board held on January 5, 2016, the Board by Resolution adopted a schedule of meetings.

On January 6, 2016, a copy of the schedule of meetings was posted at the bulletin board at the entrance to the Hartley Dodge Memorial, was sent to the Madison Eagle and the Daily Record, and filed with the Borough Clerk all in accordance with the “Open Public Meetings Act”.

The following roll call was recorded:

Present: Tom Lewis, Michael Kopas, Astri Baillie, Steve Tombalakian, Mayor Robert Conley, and George Limbach

Excused: Jeff Gertler, Peter Flemming, and John Forte
Susan Blickstein, Board Planner
Frank Russo, Board Engineer

Absent: None

Also Present: Vince Loughlin, Planning Board Attorney
Frances Boardman, Board Secretary

Approval of Minutes:

Copies of the minutes of the June 7, 2016 regular meeting were distributed to all Board members for their review prior to this meeting. A motion to approve the minutes was made by Ms. Baillie, seconded by Mr. Lewis. A voice vote of “aye” was heard by all eligible voting members and recorded.

Comments by the Public:

Mr. Tombalakian opened the floor to the public for anyone that wished to be heard on any matter not on this evening’s agenda. Seeing no one he closed that portion of the meeting.

RESOLUTIONS FOR MEMORIALIZATION –

CASE NO. P 11-003

**One Year Extension of Approval
Preliminary and Final Site Plan with Variances
Michael & Stella Iannaccone
305 Main Street
Block: 5101, Lot: 29**

Resolution granting the One Year Extension of Approval for the Preliminary & Final Site Plan with Variances to Michael & Stella Iannaccone on property located at 305 Main Street, Madison commonly known on the Borough of Madison Tax Map as Block 5101, Lot: 29

The draft resolution was sent to the applicant’s Attorney, Mr. Steven Azzolini, Esq. as well as the Planning Board members and its Professionals for review prior to this evening’s meeting.

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Mr. Loughlin stated that there were no revisions or corrections made to the resolution draft.

Mr. Tombalakian asked the Board and its Professionals if they had any further comments or questions concerning the resolution. Seeing none he asked for a motion to approve the resolution, a motion was made by Ms. Baillie, seconded by Mr. Lewis; the following roll call was recorded:

“Ayes” –Ms. Baillie, Mayor Conley, Mr. Limbach, Mr. Kopas Mr. Lewis, and Mr. Tombalakian

“Nays” – None

“Abstain” – None

“Excused” – Mr. Flemming, Mr. Gertler and Mr. Forte

CASE NO. P 15-012

Major Six Lot Subdivision

Millennium Development Group, LLC

Block: 5201, Lot: 11

286 Kings Road

Resolution granting the Preliminary & Final Major Subdivision to Millennium Development Group, LLC for the Preliminary & Final Major Subdivision on property located at 286 Kings Road, Madison commonly known on the Borough of Madison Tax Map as Block 5201, Lot: 11

The draft resolution was sent to the applicant’s Attorney, Mr. Steven Azzolini, Esq. as well as the Planning Board members and it’s Professionals for review prior to this evening’s meeting.

Mr. Loughlin stated that there were no further revisions or corrections made to the resolution draft.

Mr. Tombalakian asked the Board and its Professionals if they had any further comments or questions concerning the resolution. Seeing none he asked for a motion to approve the resolution, a motion was made by Mr. Kopas, seconded by Mr. Tombalakian; the following roll call was recorded:

“Ayes” –Mayor Conley, Mr. Limbach, Mr. Kopas and Mr. Tombalakian

“Nays” – None

“Abstain” – Mr. Lewis

“Excused” – Mr. Flemming, Mr. Gertler and Mr. Forte

Review and Recommendation Items –

On referral from the Governing Body: Ordinance 49-2016 “Ordinance of the Borough of Madison Amending Chapter 195 of the Borough Code, Entitled “Land Development Ordinance of The Borough of Madison” Regarding The PCD-O Zone (Giralda Farms).

Upon review of the above mentioned Ordinance Mr. Kopas made a motion to recommend the Ordinance to Mayor and Council for adoption, seconded by Mr. Tombalakian; the following roll call was recorded:

“Ayes” –Ms. Baillie, Mayor Conley, Mr. Limbach, Mr. Kopas, Mr. Lewis and Mr. Tombalakian

“Nays” – None

“Abstain” – None

“Excused” – Mr. Gertler, Mr. Flemming and Mr. Forte

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Resolution to Permit Executive Discussion of Subjects in Closed Session:

BE IT RESOLVED, by the Planning Board of the Borough of Madison, County of Morris, State of New Jersey, as follows:

That pursuant to Sections 7 & 8 of the "Open Public Meetings Act", NJSA 10:4-12 and 4-13, the following subjects are discussed in closed session.

Litigation Matters

BE IT FURTHER RESOLVED, that those portions of the discussion not subject to attorney-client privilege may be disclosed to the public upon completion.

A motion was made by Mr. Tombalakian for the Board to go into an Executive Session at 7:33pm.

The Planning Board meeting reconvened with all members present at 7:46pm.

NEW BUSINESS – None

OLD BUSINESS – None

PLANNING DISCUSSION – None

CORRESPONDENCE – None

Since there was no further business to come before the Board, Mr. Tombalakian made a motion to adjourn the regular meeting at 7:49P.M.; seconded by Mrs. Baillie. A voice vote of "aye" was heard by all members present and carried.

Respectfully submitted,

Frances Boardman
Board Secretary