

BOROUGH OF BOUND BROOK
PLANNING BOARD AGENDA

October 8, 2009

REGULAR MEETING
LOCATION
MEETING OPENED BY
TIME

Thursday, October 8, 2009
Council Chambers, 230 Hamilton Street

7:30 P.M.

CALL TO ORDER

ROLL CALL:

Regular Members:

___	Carey Pilato, Mayor	Class 1, 2012
___	Vacant	Class 2, 2009
___	Jeffry Thompson	Class 3, 2009
___	Richard Shive	Class 4, 2009
___	Dorrie Ackerman	Class 4, 2009
___	Carmine Cerminara	Class 4, 2010
___	Robert Fazen	Class 4, 2010
___	John Gayeski	Class 4, 2011
___	Linda Brnicevic	Class 4, 2011

Alternate Members:

___	Vacant	Alt. #2, 2009
___	Vacant	Alt #1, 2010

Staff:

___	Samantha Velazquez	Board Secretary
___	Michael E. Rodgers, Esq.	Attorney
___	Scarlett Doyle, PP	Planner
___	Leonard Miller	Engineer

COMPLIANCE STATEMENT:

This meeting is being held in compliance with the "Open Public Meetings Law." The requirements of the Law have been met. The Annual Meeting Notice has been posted in the Municipal Building, filed with the Municipal Clerk, and forwarded to the Courier-News and the Star Ledger in January, 2009.

SALUTE TO THE FLAG:

MINUTES OF PREVIOUS MEETING(S):

Minutes from September 10, 2009 not yet distributed. They will be distributed upon receipt of protocol for closed session.

ANNOUNCEMENTS & COMMUNICATIONS:

- Somerset County Planning Board
- Mayor & Borough Council

REPORTS OF OFFICERS AND COMMITTEES:

OPEN TO PUBLIC: NON-AGENDA ITEMS

PUBLIC HEARINGS:

- 19-08: D'Angelo - 47 W. Maple Avenue
- 20-08: Stein - 45 W. Maple Avenue

- 22-08: Brook Industrial Park - 100 West Main Street – Informal Hearing to address zone uses.

- 13-09: Benjamin Acevedo, Jr. – 420 Vosseller Avenue

FUTURE APPLICATION COMPLETENESS REVIEW & SCHEDULE:

- 23-08: Bound Brook, LLC - 738 Codrington Drive – To be dismissed
- 01-09: Verizon Wireless - 301-307 East Main Street – Scheduled for Nov 12
- 04-09: 204 Lincoln Blvd Associates, LLC - 539 East 2nd Street – To be dismissed
- 07-09: Estate of Robert Billian – 128 E. High Street – NOT COMPLETE
- 09-09: A & GMAC Inc – 16 Mountain Avenue – NOT COMPLETE
- 11-07: Panaderia La Reina – 217 E. Main Street – NOT COMPLETE
- 10-08: Klein - rehearing scheduled for October 22, 2009

NEW BUSINESS

ADJOURNMENT: TIME: _____ P.M.

NEXT MEETING: October 22, 2009

REPORTS OF OFFICERS AND COMMITTEES

1. Compliance Review Committee
 - Fazen to send letter to Borough Administrator for action

2. Approval of Bills
 - Bills for Review

3. Site Plan Review

4. Architectural Review Committee
 - Awaiting signage proposal from Brazilian Dermal (Oasis Therapy)

5. Redevelopment – Area #2(PPS)
 - Final plan submitted for approval – should we have a hearing/briefing on this?

6. Historic Preservation Ordinance Implementation
 - We must get serious about this!
 - Commission to be Selected by Mayor
 - Commission should start surveying sites & districts ASAP
 - Prevent demolition of Landmarks
 - Property values will increase

7. Recording Secretary Hiring
 - Samantha Velazquez was hired as Planning Board Secretary
 - Records Management Organization is being implemented

8. Transit-Oriented Design Plan
 - Meeting at the Brook Theatre was on September 26,2009