



BOROUGH OF NEW MILFORD

**PLANNING BOARD
WORK SESSION MINUTES**

May 23, 2017

Chairman DeCarlo called the meeting of the New Milford Planning Board to order at 7:40 pm. The Chairman read the Open Public Meeting Act, The Pledge of Allegiance was recited.

ROLL CALL

Chairman Angelo DeCarlo	Present
Councilman Al Alonso	Absent
Secretary Tomy Thomas	Present
Council President Hedy Grant	Present
Mr. John DaCosta	Absent
Mr. Frank Mottola	Present
Ms. Joanne Prisendorf	Present
Mr. Dominic Colucci	Present
Mr. Matthew Seymour	Present
Ms. Kerri Capasso Alt. 1	Present
Mr. Ray Cottiers Alt. 2	Absent
Mr. Marc Leibman - Attorney	Present
Ms. Margita Batistic – Engineer	Excused
Mr. Paul Grygiel – Planner	Excused

MEMORIALIZE RESOLUTION #17-07, 1070 River Road – Chairman DeCarlo recused himself and Vice Chairman Mottola stepped in to act on this resolution. There were no questions. Chairman DeCarlo specified he is not able to vote on this resolution. Ms. Prisendorf stated she was not in attendance at the previous meeting hence she is not able to vote. A motion to accept the amended final site plan was made by C.P. Grant seconded by Mr. Thomas. Approved by Mr. Thomas, C.P. Grant, Mr. Mottola, Mr. Colucci, Mr. Seymour and Ms. Capasso; none opposed.

Chairman DeCarlo returned.

MEMORIALIZE RESOLUTION #17-08, Master Plan Housing Element and Fair Share Plan – there being no questions or comments Chairman DeCarlo entertained a motion to adopt as printed. The motion was made by Mr. Colucci seconded by Mr. Mottola. Approved by Mr. Thomas, C.P. Grant, Mr. Mottola, Mr. Colucci, Mr. Seymour, Ms. Capasso and Chairman DeCarlo; none opposed

NEW MILFORD REDEVELOPMENT ASSOCIATES, Site Plan – will not be heard tonight due to a discrepancy in the plans. Mr. Del Vecchio indicated to Mr. Leibman by phone earlier today that the building is approximately 4000 sq.ft. smaller on the plans by which plans need to be amended. In checking the settlement agreement Mr. Leibman found the size of the building was not included but it limits the size of the structure to 20% of the impervious coverage. Once

the new plan, drainage calculations and engineering reports are submitted the professionals will review and checking items are in line with the settlement agreement.

Meeting Schedule – due to conflicts with the June meetings Mr. Leibman and Mr. Del Vecchio agreed to a special meeting Wednesday, June 14 to hear the NMRA application at 7:30 p.m. At this time June 20 and 27 will remain scheduled in case needed for other items.

NMRA - there was a discussion of the Fire Advisory request to meet with the architect. This is something that has been done in the past but with the amended plans pending a representative of the Fire Advisory may be requested to attend the planning board meeting to ask questions in the public meeting. The written report has not been submitted as some items needed clarity which they wanted from the architect.

Subcommittee - The email sent from John DaCosta regarding LED and sign ordinance Chairman DeCarlo asked for it to be discussed in the subcommittee and bring back to the board with opinions or recommendations.

Financial Disclosure - Chairman DeCarlo reminded any board members to file the financial disclosure if it has not been done. The deadline is the end of May.

Meeting Notice – Mr. Leibman, board attorney, gave verbal formal notice that New Milford Redevelopment Associates LLC application is being carried to June 14, 2017 at 7:30 in this room. No further notice will be given.

A motion was made to open to the public by C.P. Grant seconded by Mr. Colucci, all in favor none opposed. There being no comments from the public a motion was made to close to the public by C.P. Grant seconded by Ms. Prisendorf, all in favor none opposed.

There being no further business a motion to adjourn was made by Mr. Colucci seconded by Mr. Mottola, all in favor none opposed. Meeting adjourned 8:00 p.m.

Respectfully submitted,

Lisa C. Sereno