

The Regular Meeting of the Planning Board of the Township of Upper Deerfield was held on Monday, April 18, 2011 at 7:00 P.M. in the Municipal Building, Seabrook, N.J.

Chairman Bruno Basile called the meeting to order and read the following notice:

This is a regularly scheduled meeting of the Planning Board of the Township of Upper Deerfield. In compliance with the "Open Public Meeting Act" a schedule of regular meetings containing the location and time and date of each meeting was approved at the Annual Organization Meeting of the Board, and within seven days following such Organization meeting, a copy of such schedule of regular meetings was posted in the Municipal Building at Seabrook, New Jersey, which Notice has remained so posted throughout the year, and copies of the schedule of regular meetings have been mailed to The News of Cumberland County and filed with the Township Clerk in compliance with said Act.

**Present:**

Chairman: Bruno Basile

Vice Chairman: Ed Overdevest

**Members:** Ernest Holt, Russ Vanella, Pauline Smith, Terry O'Neill, Scott Smith, Jack Waselik alt # 1, Anthony Buono, Sr Alt # 4

**Staff:** Engineer Robert C. DuBois,P.E., Planner Randy Scheule, PP,AIC, Secretary Vicki Vagnarelli. Theodore Baker, Esq. (filled in for Ritters)

**Absent:** Edward Fleetwood, Gene Stoms, Bob Whitesall alt# 2, Louis J. Bramante, Jr.Alt # 3 Solicitor Theodore H. Ritter, Esq and Matthew Ritter, Esq.

On motion of Russ Vanella, seconded by Ernest Holt minutes of, April 11, 2011 meeting unanimously approved.

**Applicant/Developments:**

Applicant Christopher Hawk, 10 Merritt Avenue, Block 1507 Lot 32 representing himself made application for erection of a garage. Applicant is in need of side/rear yard variance and lot coverage variance. On motion of Jack Waselik, seconded by Pauline Smith the public portion was opened. Dean Hawk testified in support of the project. On motion of Ernest Holt, seconded by Anthony Buono the public portion was closed. On motion of Ernest Holt seconded by Anthony Buono the Board Approved the application.

**Roll Call**

Bruno Basile – Aye

Russell Vanella –Aye

Pauline Smith –Aye

Terry O'Neill – Aye

Gene Stoms – Absent

Jack Waselik, Alt #1 –Aye

Bob Whitesell, Alt #2 – Absent

Ed Overdevest – Aye

Ed Fleetwood – Absent

Ernest Holt – Aye

Scott Smith – Aye

Louis J. Bramante, Jr., Alt #3 – Absent

Anthony Buono, Sr., Alt # 4 – Aye

**PROFESSIONALS/COMMITTEE/COMMISSION**

Zoning Map - Planner, Randall Scheule Review & Discussed Zoning Map and Master Plan Consistency report with the Board (Twp had Intro, 1<sup>st</sup> read April 7- Public Hear will be May 5). On motion of Russell Vanella, seconded by Pauline Smith the Board Approved to forward the zoning map to the Township Committee.

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**Roll Call**

Bruno Basile – Aye

Russell Vanella –Aye

Pauline Smith –Aye

Terry O’Neill – Aye

Gene Stoms – Absent

Jack Waselik, Alt #1 –Aye

Bob Whitesell, Alt #2 – Absent

Ed Overdevest – Aye

Ed Fleetwood – Absent

Ernest Holt – Aye

Scott Smith – Aye

Louis J. Bramante, Jr., Alt #3 – Absent

Anthony Buono, Sr., Alt # 4 – Aye

Draft Landscape Ordinance – Board reviewed from last meeting and Randy will make the minor changes and bring back to the Board for Final draft in May.

Draft Fee Schedule Ordinance – Planner, Scheule had given comparisons prior to the meeting per a request from last meeting. After discussion on motion of Anthony Buono, seconded by Pauline Smith the Board approved Draft Fee Schedule.

**Roll Call**

Bruno Basile – Aye

Russell Vanella –Aye

Pauline Smith –Aye

Terry O’Neill – Aye

Gene Stoms – Absent

Jack Waselik, Alt #1 –Aye

Bob Whitesell, Alt #2 – Absent

Ed Overdevest – Aye

Ed Fleetwood – Absent

Ernest Holt – Aye

Scott Smith – Aye

Louis J. Bramante, Jr., Alt #3 – Absent

Anthony Buono, Sr., Alt # 4 – Aye

Draft Parking Ordinance – After Board discussion and minor changes Planner, Scheule will bring back Final draft in May.

**PUBLIC COMMENT**

Eileen Clark expressed concerns from Environmental Commission regarding dead trees. She questioned who replaces them, what is the policy and noted some business landscapes are not maintained.

Being no further business the meeting on motion of Ernest Holt, seconded by Anthony Buono was adjourned at 7:50pm.

Respectfully Submitted,

Vicki Vagnarelli  
Secretary