

**Township of West Milford  
PLANNING BOARD  
REGULAR MEETING AGENDA  
March 26, 2015  
7:30 p.m.  
Main Meeting Room of Town Hall**

**LEGAL**

*In accordance with Chapter 231, Public Laws of 1975 of the State of New Jersey, adequate advance notice of this Regular Meeting was published in the Herald News. A copy has been filed with the Township Clerk's office and posted on the bulletin board in the main corridor of the Town Hall. The main meeting room is ADA accessible; special needs can be accommodated by contacting the Planning Board at (973) 728-2798. Please take note of the Fire Exits located in this room in the event of an emergency.*

**PLEDGE OF ALLEGIANCE**

**ROLL CALL**

Regular Members: Mayor Bettina Bieri, Linda Connolly, Councilwoman Ada Erik, Andrew Gargano, Warren Gross, Douglas Ott, Geoffrey Syme, Glenn Wenzel, Chairman Christopher Garcia.  
Alternates: Michael Siesta, Steven Castronova.  
Board Attorney: Thomas Germinario, Esq.  
Board Engineer: Paul Ferriero, P.E./John Hansen, P.E., Ferriero Engineering  
Board Planner: Charles McGroarty, P.P., Banisch Associates

**PUBLIC PORTION**

Up to half-hour reserved.

**PRESENTATIONS**

**Proposed West Milford Library Courtesy Review – Paul Ferreiro, P.E.**

**APPLICATIONS** – None.

**MEMORIALIZATIONS** – None.

**RESOLUTION NO. 2015 –06  
RESOLUTION OF THE TOWNSHIP OF WEST MILFORD PLANNING BOARD  
ADOPTING THE LAND USE PLAN ELEMENT OF THE TOWNSHIP OF WEST  
MILFORD MASTER PLAN  
*(This matter has been carried in order to permit a review by the Zoning Board of  
Adjustment as requested by the Township Council)***

**NEW OR ONGOING BUSINESS** –

**ORDINANCES FOR INTRODUCTION** – None.

**ORDINANCES REFERRED FROM COUNCIL** – None.

**BOARD PLANNER'S REPORT** –

**BOARD ATTORNEY'S REPORT** –

## **BOARD ENGINEER'S REPORT –**

### **MISCELLANEOUS**

#### **Approval Of Invoices – Board Professionals**

Approval of invoices submitted by the Planning Board professionals for services performed during the months of January and February 2015.

### **MINUTES**

Approval of Minutes from the December 4, 2014 and February 26, 2015 Regular Meetings.

### **Highlands Water Protection And Planning Act Correspondence**

1. Notification from Omland Engineering, dated February 26, 2015, regarding an application for a Highlands Applicability and WQMP Consistency Determination for Shop Rite Amended Site Plan - Theater Building Renovation, seeking an Exemption #4. Project previously received Exemption #4 from the NJDEP/Highlands on March 27, 2009 for the proposed Shop Rite expansion/renovation. This application is seeking an exemption for the former theater building renovation.
2. Notification from Houser Engineering, dated March 11, 2015, regarding an application for a Highlands Applicability Determination for Buddy Forest, Larchmont Drive, Block 411; Lot 1, seeking an Exemption #2 for the construction of a single family dwelling on property that was denied a zoning permit for not having access to a public road and not meeting the required lot frontage.

### **NJ Department of Environmental Protection Correspondence**

1. Notification of a General Permit #25 regarding 5 Keel Road, Block 7508; Lot 29, for the alteration of a septic system.
2. Notification from Synergy Environmental Inc., dated March 2, 2015, regarding their assessment of ongoing environmental conditions at 2 Lakeside Drive, a former service station, and requesting information on the current and potential groundwater uses through available municipal and water supply planning data.
3. Notice from the NJDEP regarding the Upper High Crest Lake Dam (NJDEP File No. 22-333), advising that the EAP (Emergency Action Plan) was acceptable, but revisions to the inundated area will need to be submitted following revisions to the inundation mapping, which was found to be unacceptable. This revised mapping is required for submission by April 30, 2015. Also advising that an EAP for the Lower Crest Lake Dam (NJDEP File No. 22-334) was overdue and must be submitted by June 30, 2015.

### **Miscellaneous Correspondence Received/Sent**

- 1.

### **ADJOURNMENT**