

**Township of West Milford
PLANNING BOARD
REGULAR MEETING AGENDA
June 22, 2017
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 may 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, Andrew Gargano, Warren Gross, Douglas Ott, Councilmember Lou Signorino, Geoffrey Syme, Glenn Wenzel, Chairman Christopher Garcia.
Alternates: Steven Castronova, Michael Siesta.
Board Attorney: Thomas J. Germinario, Esq.
Board Engineer: Paul Ferriero – Ferriero Engineering
Board Planner: Charles McGroarty – Banisch Associates

PUBLIC PORTION

Up to half-hour reserved.

APPLICATIONS

NEW APPLICATIONS – None.

PENDING APPLICATIONS – None.

MEMORIALIZATIONS – None.

NEW OR ONGOING BUSINESS

West Milford Historic Preservation Commission Design Guidelines & Draft Ordinance - Review/discuss.

ORDINANCES FOR INTRODUCTION

Revised Draft Aquifer Ordinance Amendments for Review & Discussion

Ordinance of the Township of West Milford Amending and Supplementing Chapter 470, "Subdivision of Land and Site Plan Review" Section 470-15.1, "Water Supply and Water Quality Requirements," Part B, Definitions," Part D "Aquifer Test and Hydrogeologic Evaluation," and Part E, "Water Quality Evaluation."

ORDINANCES REFERRED FROM COUNCIL –

BOARD PLANNER’S REPORT –

BOARD ATTORNEY’S REPORT –

BOARD ENGINEER’S REPORT –

MISCELLANEOUS

Invoices

Approval of Planning Board professionals’ invoices for May 2017.

MINUTES

Approval of Minutes from the May 4, 2017 Regular Planning Board meeting.

CORRESPONDENCE RECEIVED:

Highlands Water Protection and Planning Act Correspondence

1. Highlands Applicability Determination and Water Quality Management Plan Application, dated May 24, 2017, received from Ferriero Engineering Inc. for Nosenzo Pond Road, Block 9302; Lot 16.

NJ Department of Environmental Protection Correspondence

1. NJDEP correspondence, dated June 6, 2017, advising of a Suspected Hazardous Substance Discharge Notification from an occurrence on August 15, 2016, NJDEP Case #17-06-05-1525-10, regarding the West Milford Banker Road Depot, 29 Banker Road, Block 1001; Lot 30. Groundwater contamination results: Sodium 17,400,000 PPB; Chloride 26,000,000 PPB.

2. NJDEP correspondence, dated June 7, 2017, advising of a Suspected Hazardous Substance Discharge Notification, NJDEP Case #17-06-06-1542-10, regarding 14 Plymouth Ave., Block 7101; Lot 16. Report of a suspected UST causing soil contamination from a tank that is located under the house; report states that pipes were purportedly cut to the UST and a new AST was installed. Responsible party has since moved and new owners occupy the site. No permit on record for the tank abandonment or removal.

3. No Further Action correspondence received from the NJDEP, dated June 2, 2017, regarding 5 Woodside Drive, Block 10703; Lot 12, for the removal of one 550G #2 HO UST.

4. NJDEP Freshwater Wetlands General Permit #8, dated June 12, 2017, received for Valeriy Guzhva, 21 Northwood Drive, Block 13203; Lot 32, authorizing the permanent disturbance of 0.017 acres (750 SF) of freshwater wetlands transition area for the construction of a fireplace, garden, and fence, with disturbed wetlands, filled wetlands, and filled transition areas to be restored per the plan dated 05-05-17 submitted by Amy S. Greene Environmental Consultants.

Miscellaneous Correspondence Received/Sent

1. Notification from the HEP Soil Conservation District, dated May 15, 2017, regarding Green Valley Estates, Virginia Lane, Block 10002; Lots* 1, 3 4, 6-10, 12, 14, 16, 11, 28, 39, 42, 47, 56, 61, 67, 70, 75, 76 (*New Lots 1, 3, 4, 6, 7, 8, 9, 10, 12, 14, 16, and Block 10001; Lot 19) advising that they have reviewed the transfer of ownership for the Soil Erosion and Sediment Control (SESC) plan and have recertified the plan to September 10, 2019.
2. Notification from the HEP Soil Conservation District, dated May 31, 2017, regarding Gorivodsky Olcott SFD Demo and Rebuild, 52 Olcott Road, Block 3705; Lot 55, certifying the plan for 3.5 years from the date of the letter.
3. NY-NJ Trail Conference correspondence advising of the 12th edition of the North Jersey Trails Maps for \$10.95.

ADJOURNMENT