

**Township of West Milford
PLANNING BOARD
REGULAR MEETING AGENDA**

August 27, 2020

7:00 p.m.

Virtual Via Zoom

Due to the social distancing requirements as a result of Covid-19, and in accordance with the New Jersey Open Public Meetings Act N.J.S.A. 10:4-8(b), this regular meeting of the West Milford Planning Board will be conducted by electronic means via ZOOM. The Board Secretary may be contacted by phone at 973-728-2798 or at planningboard@westmilford.org during regular office hours. TO ACCESS THE VIRTUAL PLANNING BOARD MEETING, PLEASE USE THE FOLLOWING ZOOM LINK, ID, AND PASSWORD:

Topic: West Milford Planning Board

Time: August 27, 2020, 07:00 PM Eastern Time (US & Canada)

Join Zoom Meeting:

<https://zoom.us/j/97024659283?pwd=shlivgdrq3dkc3l5q29nuhm2sxdpdz09>

Meeting ID 970 2465 9283

Password: 781131

One tap mobile: +19292056099,,97024659283#,,,,,0#,,781131# US (NEW YORK)

Dial by your location: +1 929 205 6099 US (New York)

Find your local number: <https://zoom.us/u/adopczxja3>

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:	Steven Castronova, Linda Connolly, Councilwoman Ada Erik, Councilman Warren Gross, Robert Nolan, James Rogers, Geoffrey Syme, Glenn Wenzel
Alternates:	Alt. #1 Michael DeJohn, Alt. #2 Michael Chazukow
Chairman:	Christopher Garcia
Board Attorney:	Thomas J. Germinario, Esq.
Board Engineer:	Paul Ferriero, P.E.
Board Planner:	Jessica Caldwell, P.P.

PUBLIC PORTION

Up to half-hour reserved.

APPLICATIONS

FADWA BARAKAT

Major Soil Fill Permit #PB-07-19-01

Block 13001; Lot 4

37 Hearthstone; R-2 Zone

Seeking: Major Soil Fill Permit approval for importing 533 cubic yards of soil for the purpose of re-grading property for an in-ground pool.

MEMORIALIZATIONS

Resolution No. 2020-10

ENVIRONMENTAL CONSTRUCTION CO.

Extension of Minor Subdivision & Bulk Variance Approval #PB-01-18-02

Block 4106; Lot 1

99 Long Pond Road; LR Zone

Granted: Extension of Time to file deeds for the approved Minor Subdivision and Bulk Variance for the subdivision of an existing lot into two individual building lots for proposed single family dwellings.

NEW OR ONGOING BUSINESS

Highlands Economic Development Study – Update by Jessica Caldwell, P.P.

ORDINANCES FOR INTRODUCTION – None.

ORDINANCES REFERRED FROM COUNCIL – None.

BOARD PLANNER’S REPORT –

BOARD ATTORNEY’S REPORT –

BOARD ENGINEER’S REPORT –

MISCELLANEOUS

Invoices

Approval of recent Planning Board professionals’ invoices.

MINUTES

Approval of Minutes from recent Regular Planning Board meetings.

CORRESPONDENCE RECEIVED:

Highlands Water Protection and Planning Act Correspondence

1. None.

NJ Department of Environmental Protection Correspondence

1. NJDEP Suspected Hazardous Discharge notice, dated August 8, 2020, regarding a fallen pole top transformer that caused 20 gallons of UNK PCB transformer oil to spill on the soil and into a storm drain in the vicinity of 20 Taft Road, Block 1608; Lot 14.

2. NJDEP Suspected Hazardous Discharge notice, dated August 8, 2020, regarding a transformer oil spill in front of 28 Terrace Road, Block 7304; Lot 5, with clean-up pending.

3. NJDEP Suspected Hazardous Discharge notice, dated August 8, 2020, regarding the removal of a 550 gallon UST at 5 Glennon Road, Block 10402; Lot 4, with clean up pending.
4. Notification of a Freshwater Wetlands General Permit application being submitted for 76 Carmel Road, Block 1101; Lot 43.
5. NJDEP Suspected Hazardous Discharge notice, dated August 13, 2020, regarding a Non-PCB transformer oil spill that entered a storm drain in front of 28 Terrace Road, Block 7304; Lot 5, with clean-up completed.
6. NJDEP Suspected Hazardous Discharge notice, dated August 14, 2020, regarding a Non-PCB transformer oil spill in front of 42 Terrace Road, Block 7303; Lot 9, with clean-up completed.
7. NJDEP Suspected Hazardous Discharge notice, dated August 14, 2020, regarding a Non-PCB transformer oil spill in in vicinity of Macopin Rd, Highlander Dr and Gould Rd, (Block 10202; Lot 3 and 10203; Lot 1) with clean-up pending.
8. NJDEP Suspected Hazardous Discharge notice, dated August 14, 2020, regarding a Non-PCB transformer oil spill in the vicinity of Newark Rd and Maine Rd, Block 1211; Lot 7.02, with clean-up completed.

Miscellaneous Correspondence

1. Hudson Essex Passaic Soil Conservation District certification of a soil erosion and sediment control plan, dated August 17, 2020, for the Township of West Milford Farrell Soccer Field Rehab Phase II, Lycosky Drive, Block 6002; Lot 28.02.

ADJOURNMENT