

**TOWNSHIP OF WEST MILFORD  
PLANNING BOARD**

**WORKSHOP AGENDA**

**October 7, 2010**

**Immediately following Regular Meeting**

**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 Workshop 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.*

**ROLL CALL**

Regular Members: Mayor Bettina Bieri, Steven Castronova, Linda Connolly,  
Christopher Garcia, Douglas Ott, Geoffrey Syme, Councilman Philip  
Weisbecker, *Vacancy*  
Chairman: Andrew Gargano  
Alternates: Michael Siesta, Thomas Harraka  
Board Attorney: Thomas Germinario, Esq.  
Board Engineer: Paul Ferriero, P.E., / John Hansen, P.E.  
Board Planner: Charles McGroarty, P.P.

**PUBLIC PORTION**

Up to half-hour reserved.

**MISCELLANEOUS**

**Draft Sign Ordinance** – Discussion.

**Master Plan Re-examination Report** – Discussion

**Re-zoning** - Discussion

**COMMUNICATIONS** –

1. Notice from the Borough of Wanaque of an amendment to Ordinance #2-0-06 regarding amendment to the zoning of the Borough of Wanaque Code to include said municipal parcels Block 437; Lots 1.02 and 1.03 to the Ringwood Avenue Service Business Zoning District.

**HIGHLANDS WATER PROTECTION AND PLANNING ACT – NJ DEP**

1. Highlands Act - Exemption # 4 – Water Quality Management Plan – Not Addressed received from the NJ DEP dated September 7, 2010 for Peter Anoll, AT&T Wireless – W-1054, Block 4601; Lot 22, Greenwood Lake Tpk, for the placement of a GPS antenna, an ice bridge, and radio equipment on an existing 124 foot monopole.

2. Notice of an application dated 09/24/10 for a Highlands Applicability Determination for Alan and Giannella Buffalino, 30 Misty Lane, Block 14301; Lot 14.01, for the construction of a single family residence, driveway, and septic on a 4.04 acre property.
3. Copy of an Application for a Highlands Applicability Determination for Lone Pine Lane/Split Rock Road, Block 5306; Lot 4.02 with Lot Disturbance Plan.
4. Treatment Works Approval #09-0256a received from the NJ DEP, dated August 17, 2010, for Shiloh Bible Camp, 735 Burnt Meadow Road, Block 6002; Lot 47, for the replacement and operation of a treatment works facility, valid for a period of 2 years.
5. Notice from the NJ DEP dated August 31, 2010, with regard to the Nosenzo Pond Dam Repair (NJDEP File #22-241), advising that an inspection of the as-built plans, completion report and a site inspection resulted in several matters that must be addressed.
6. Notice dated September 12, 2010 for a Freshwater Wetlands Application submitted by Patrick Restaino, 108 Timber Lane; Block 14901; Lot 26, for a general permit to repair a septic system.
7. Notice from Houser Engineering, dated September 29, 2010, regarding an application for a Freshwater Wetlands Application - general permit – for repair of a septic system at 21 Grove Street, Block 16004; Lot 14.

## **ADJOURNMENT**