

Borough of Roosevelt
33 North Rochdale Avenue
Roosevelt, NJ 08555
Planning Board Meeting Minutes
June 3, 2020

CALL TO ORDER: Ms. Carpenter called the remote meeting (Zoom) to order on June 3, 2020 at 7:00 p.m.

ROLL CALL:

Present (7): Malkin, Carpenter, Hartley, Ord, Petrilla, Newrath, Bondonis

Absent (5): Hamilton, Vroman, Taylor, Connors, Katz

Michele Donato, Board Attorney was also in attendance.

RESOLUTIONS:

Regarding the **Resolution of the Roosevelt Planning Board Denying Variances to Youri and Lilia Nazarov, Block 2, Lot 20**, there was a request by Mr. Hartley to change the language on page 2, Item No. 3, Line 6, from "side yard" to "property line," which Ms. Donato did, and which was emailed to the Board Members immediately after the meeting with the changes.

The Resolution was adopted on this 3rd day of June, 2020, to memorialize the action taken at a meeting of the Roosevelt Planning Board on April 21, 2020 with the roll call vote on the memorialization as follows:

AYES (3): Malkin, Hartley, Bondonis

NAYS (0):

ABSTAIN (0):

STAFF MEMBER BOARD APPOINTMENT RESOLUTION MEMORIALIZATION:

A roll call vote was taken to approve the memorialization of the Resolution to Appoint Carmela Roberts as Staff Member of the Planning Board to review all variance documents in order to deem final completeness, after the documents have been reviewed for Administrative completeness by the Board Secretary.

AYES (6): Carpenter, Malkin, Hartley, Petrilla, Newrath, Bondonis

NAYS (0):

ABSTAIN (0):

OATHS OF OFFICE: No oaths were administered due to the meeting being electronic (Zoom).

APPROVAL OF MINUTES:

Mr. Hartley moved for a motion to approve the Planning Board Minutes of the Meeting May 5, 2020.

Ms. Petrilla seconded the motion. All members present were in favor.

AYES (7): Carpenter, Malkin, Hartley, Ord, Petrilla, Newrath, Bondonis

NAYS (0):

ABSTAIN (0):

CORRESPONDENCE:

- The New Jersey Planner January/February 2020-Due to this meeting being remote, the correspondence will be held until the next meeting
- Surrounding Towns' Adoption of Ordinances 20-10 thru 20-13
- POD Ordinance Consistency Review –Changes were read aloud in the meeting by the Board Secretary

Mr. Hartley commented on the content of the Ordinance as presented to the Council, on page 2 under "*Placement*," Line 4: "...except on a driveway, or on the public right-of-way," requesting it to read, "...except in the driveway or in the driveway portion of the public right-of-way." Mr. Hartley explained that the language could be interpreted to mean that it could be placed anywhere on a driveway or anywhere on the public right-of-way, which would mean anywhere on the front of your property. There was discussion about this between the Board Members and Attorney. Ms. Donato stated that this change could be effected by a simple letter to the Council relaying this requested change. Mayor Malkin asked Ms. Donato if she would be the one to send the letter, which she said she would be glad to do within the 35 days allowed.

An additional question was raised about which zones this Ordinance would apply to, as Roosevelt has four zones; the one being left out C-40, a commercial zone would not be included.

Mayor Malkin had a question about whether this Ordinance addressed dumpsters in any way. Ms. Donato stated that the Ordinance does not include dumpsters in any way, but temporary storage units. She also stated that if dumpsters were going to be addressed, it would be best to bring it up in the future, due to it being a different issue. Ms. Donato stated that in general, unless something is permitted, it is prohibited. She suggested that the Zoning Officer look at the Property Maintenance Code, and if that code does not have anything in it of assistance, the next thing the Planning Board could do is to put it on the Agenda and begin to address what to do with the dumpster.

REPORT OF MAYOR AND COUNCIL REPRESENTATIVE:

Ms. Malkin stated in their prior meetings, the Council discussed the grants Roosevelt has been given to do water /sewer improvements including replacement of existing water main and repaving of Farm Lane and School Lane.

There has been discussion about the tree situation in Roosevelt with many property owners clear-cutting their trees, as well as a controversy with JCP&L and their contractor taking down trees without permission, not only to include every tree they deemed a possible hazard as far as bringing wires down in a storm, but also knocking on resident's doors asking anyone if they wanted any trees down at all. This caused the loss of hundreds of trees in the last few weeks, which is the reason the Council would like to draft a very stringent tree ordinance.

Summer camp and the Fourth of July picnic are canceled for this year. The Recreation Director may be able to put together a short summer camp if it's feasible at the end of the summer, and an outdoor celebration in early fall.

Michele Donato responded to the tree removal issue that the Council introduced a tree ordinance in 2019 that never went anywhere. Her recommendation was for the Planning Board Secretary to distribute that prior Ordinance 2019-06 to the Board, which was previously introduced instead of redrafting a new one. At the next Planning Board meeting, the Board Members could submit any

comments to Michele Donato, who would then draft an Ordinance that would state when a resident files an application for development, it would state what they would have to do to show the trees on the site and how to save them, which is the Land Use part of it.

Mayor Malkin asked the Board Secretary to distribute the Tree Ordinance 2019-06 to the Board Members, which she agreed to do.

REPORT OF ENVIRONMENTAL COMMISSION REPRESENTATIVE:

They had a meeting on May 20th, but there was nothing to report to the Planning Board.

SITE PLANS/SUBDIVISIONS/VARIANCES/INFORMAL REVIEWS, ETC.: None.

OLD BUSINESS: None.

NEW/OTHER BUSINESS:

Ms. Carpenter asked whether the July meeting should be canceled, or whether the tree ordinance issue should be addressed at the next meeting in July. Ms. Donato suggested that the Board Members review the tree ordinance, make comments on it, email those comments to her, and she would assemble the comments and get a memo out to everyone. It may be that not all of the information would be received by the time of the meeting, at which time they would decide to have the next meeting in August. In addition, Ms. Donato would not have the time to do the Land Use piece in time for the July meeting. Ms. Donato also suggested that the Mayor look at the previously drafted 2019-06 Ordinance that already exists, put it on the Council's Agenda to get it reintroduced, and while pending, the Planning Board can make their comments on it.

PUBLIC COMMENT: Ms. Carpenter opened the meeting to the public at 8:09, and no one speaking up, immediately closed it.

ADJOURNMENT:

Ms. Carpenter asked for a motion to adjourn the meeting. Mr. Hartley made a motion to adjourn the meeting, and Ms. Ord seconded the motion. All were in favor. The meeting was adjourned at 8:10 p.m. The next meeting will be held on July 8, 2020 at 7:00 p.m.

Respectfully submitted,

Kim Cuiffo
Administrative Assistant

Approved: //20