

**BOROUGH OF BERLIN  
PLANNING BOARD MINUTES  
October 11<sup>th</sup> , 2016**

**CAUCUS: 7:00PM**

**REGULAR MEETING: 7:30PM**

**CALL TO ORDER:**

**FLAG SALUTE:**

**SUNSHINE STATEMENT:** This meeting is being held in compliance with the “Open Public Meetings Act: and has been duly noticed and published by law.

**ROLL CALL:**

Mayor Jim Bilella	Present
Andrew Simone	Absent
Councilman Ron Rocco	Present
Dan MacDonnell	Present
Ron Sabatini	Absent
Nick Maccaroni	Present
Jack Hall	Present
Dan Pomponio	Present
Ron Katkocin	Present
John McCall	Present
Cynthia Jennings	Present

Chairman MacDonnell stated that due to the absence of Ron Sabatini, John McCall will be voting, and due to the absence of Andrew Simone, Cynthia Jennings will be voting.

**REGULAR MEETING:**

**MINUTES:**

A motion to approve the minutes from September 12<sup>th</sup>, 2016 was made by Jack Hall and seconded by Councilman Ron Rocco. On roll call vote, those eligible:

Mayor Jim Bilella	Yes
Councilman Ron Rocco	Yes
Chairman Dan MacDonnell	Yes
Nick Maccaroni	Yes
Jack Hall	Yes
Dan Pomponio	Yes

Ron Katkocin	Yes
John McCall	Abstain
Cynthia Jennings	Yes

**RESOLUTIONS:**

**Case# 16:8-2**  
**Michael Minton**  
**101 Stockton Blvd.**  
**Block: 2304 Lot: 14**  
**Bulk C Variance**

A motion to approve the resolution for Michael Minton was made by Jack Hall, and seconded by Mayor Bilella. On roll call vote, those eligible:

Chairman MacDonnell	Yes
Mayor Bilella	Yes
Ron Katkocin	Yes
Jack Hall	Yes
Nick Maccaroni	Yes
Dan Pomponio	Yes
Cynthia Jennings	Yes

**ZONING OFFICERS REPORT:**

Report from Mike DePalma, no comments.

**OLD BUSINESS:**

None

**NEW BUSINESS:**

**Case # 07:5-25**  
**GBK Company**  
**Block: 307 Lots: 7 & 9**  
**Request for Extension**

Appearing on behalf of the applicant is Alan Nickerson. Mr. Nickerson addressed the board, that this application was an approval for a Preliminary Major Site Plan for a 2 story bank with site improvements. In October of 2014 an extension was granted. Ms. Walters, board solicitor summarized the concept of the permit extension act for the board, based on the tolled approval from 2007. The board can approve in one or two year increments, and the prior action is superseded by any approval that may happen today.

Mr. Hall asked if there has been any interest in the property. Mr. Knight of 18 Evergreen Dr. Berlin testified there has been some interest from other parties. He will be aggressively advertising. He is looking for a bank that needs to be placed in the Borough. With nothing further, Chairman MacDonnell made a motion to grant the approval for an extension, and Mr. Hall seconded the motion. On roll call vote:

Mayor Jim Bilella	Yes
Councilman Ron Rocco	Yes
Dan MacDonnell	Yes
Nick Maccaroni	Yes
Jack Hall	Yes
Dan Pomponio	Yes
Ron Katkocin	Yes
John McCall	Yes
Cynthia Jennings	Yes

**CORRESPONDENCE:**

None

**PUBLIC PORTION:**

None

**GOOD OF THE ORDER:**

There was discussion regarding the Zoning Officer's report. Mr. Hall asked what kind of feedback was the zoning officer looking for. The board secretary explained that there are a lot of violations with Boats, trailers, etc. throughout the Borough, and the Zoning Officer is asking for feedback from the board, as far as changing the ordinance, making it more specific, etc.

**ADJOURNMENT OF REGULAR MEETING:**

Dan Pomponio made a motion to adjourn the meeting, and Mr. Katkocin seconded the motion, all in favor, meeting adjourned.

Cc: Bill Behnke, Fire Marshall, Fire Chief  
Stacey DiVello, Escrow Financial Department  
Michael DePalma, Construction Official  
Terry Stagliano, Tax Assessor  
Lou DeMarco, Captain, EMS