

**BOROUGH OF BERLIN  
PLANNING BOARD MINUTES  
April 9<sup>th</sup>, 2018**

**REGULAR MEETING: 7:00PM**

**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	Class I	Absent
Michael McGowan	Class II	Present
Councilman Dan MacDonnell	Class III	Present
Jeannine Schumacher	Class IV	Present
Ron Sabatini	Class IV	Present
Nick Maccaroni	Class IV	Present
Andrew Simone	Class IV	Present
Dan Pomponio	Class IV	Present
Thomas Dulin	Class IV	Present
Patricia Cummings	Alternate # 1	Present
Fran Ballak	Alternate # 2	Present

**REGULAR MEETING:**

Due to the absence of 1 regular member, Mrs. Cummings will be voting.

**MINUTES:**

**Minutes March 12<sup>th</sup>, 2018**

A motion was made by Councilman MacDonnell to approve the minutes from March 12<sup>th</sup>, 2018 and Jeannine Schumacher seconded the motion. On roll call vote those eligible all voted aye.

**RESOLUTIONS:**

**Case# 13:1-1  
Berlin Residences LLC  
Spring Oaks  
Extension of Approval**

A motion was made by Councilman MacDonnell to memorialize the resolution for Berlin Residences LLC and seconded by Jeannine Schumacher. On roll call vote those eligible all voted aye.

**ZONING OFFICERS REPORT:**

**3-1-18 through 3-31-18**

**OLD BUSINESS:**

NONE

**NEW BUSINESS:**

**PB18-001**

**Stephen Clyde**

**319 Stockton Blvd.**

**Bulk C Variance**

Mr. Brian Lozuke, Esq. entered as the board conflict solicitor for this application. Appearing before the board is applicant Mr. Stephen Clyde. Mr. Clyde was sworn in.

Mr. Clyde summarized the nature of his application requesting a Bulk C variance for a fence in a front yard, and to be 12ft. from edge of pavement. The proposed fence will extend towards the curb line to match other fence variances that have been granted in the same development. Mr. Clyde stated his property is at a dead end and backs up to Borough property. The proposed fence will be open aluminum pool code fence 5 ½ ft. high. Gates will also meet pool code. The existing split rail fence in the back will have pool code wire fence. With no questions from the board, Chairman Simone asked for board professional comments.

Mr. Biegen of Maser Consulting commented the proposed fence is 3ft. back from edge of pavement. Mr. Meisel of CME Associates commented this is a reasonable request. At this time Chairman Simone opened this portion of the meeting up to the public, and no one from the public appeared. Mr. Lozuke summarized the application and requests. Councilman Dan MacDonnell made a motion to approve this application, and Mr. McGowan seconded the motion. On roll call vote:

Michael McGowan	Yes
Councilman Dan MacDonnell	Yes

Jeannine Schumacher	Yes
Ron Sabatini	Yes
Nick Maccaroni	Yes
Andrew Simone	Yes
Dan Pomponio	Yes
Thomas Dulin	Yes
Patricia Cummings	Yes

#### **CORRESPONDENCE:**

##### **Stormwater Training Video**

Board Engineer Jim Biegen explained the content to the video, and reason for training. Each member will need to view the 45 minute video and sign a certification that they have viewed it.

#### **PUBLIC PORTION:**

**None**

#### **GOOD OF THE ORDER:**

Mr. Maccaroni addressed the board with future development of legalized marijuana facilities, and their locations. Mr. Ballak mentioned that he heard 2 other towns tried to create regulations and may have had legal action taken against them. Mr. Meisel of CME stated he would look into this and bring back some information.

#### **ADJOURNMENT OF REGULAR MEETING:**

Ms. Schumacher made a motion to adjourn the meeting, and Councilman MacDonnell seconded the motion, all in favor, meeting adjourned.

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