

BOROUGH OF TOTOWA PLANNING BOARD

PASSAIC COUNTY
NEW JERSEY



MINUTES – August 13, 2020

Chairman Hennion called the Planning Board meeting of Thursday, August 13, 2020 to order at 8:00 p.m. in the Municipal Building of the Borough of Totowa.

Due to COVID-19 and Executive Orders by Governor Murphy, this Planning Board Meeting is being held virtually via Zoom.

PRESENT:

Chairman Hennion	Commissioner Festa	Mayor Coiro	Commission Campilango
Commissioner Niland	Commissioner Zarek	Councilman D'Angelo	Commissioner Ferraro
Richard Briigliodoro, ESQ	Tom Lemanowicz, PE		

The clerk read the statement of the meeting as follows: The meeting of the Planning Board to be held on the 13th day of August 2020 is in accordance with the Schedule of Annual Notice, which is posted, and in accordance with Chapter 231 P.L. 1975 of the State of New Jersey. The agenda for this meeting has been prepared and distributed to the members of the Planning Board and a copy has been on file in the Construction Official's Office.

ITEM #1

Barber Boss, LLC
87 Union Blvd

Block 11 – Lot 2

Site Plan Approval

Certificate of Use

Mr. Dean Despotovich, Attorney for the applicant appeared via zoom requesting the approval for occupancy of space to operate a full service unisex barber shop, D/B/A Epic Unisex Hair Salon. Mr. Despotovich indicated that he had a signed lease by the landlord.

Information from the Borough Building Code Office indicated that the landlord was rescinding his approval of the lease for occupancy.

Mr. Despotovich was not aware of this information and requested that this be carried to our next Planning Board Meeting of September 10, 2020 to allow him to address this with the landlord.

A motion was offered by Commissioner Campilango and seconded by Commissioner Festa to carry this matter to the next regular Planning Board meeting of September 10, 2020.

Eight agreed to a roll call vote... 8-0

A motion was offered by Commissioner Campilango and seconded by Commissioner Festa to admit Commissioner Ferraro into the remainder of the meeting.

All agreed to a roll call vote... 8-0

ITEM #2

United Federated
10 Gordon Drive

Block 179 – Lot 2.02

Amended Site Plan
1 Story Addition

Mr. Anthony Fiorello, Attorney for the applicant, Mr. Steven Coppa, Architect, and Terrance Mostyn owner, appeared to present an overview of the application for construction of an addition.

Mr. Fiorello indicated that a site plan will be prepared by an Engineer and requests that this matter be carried to the next regular Planning Board meeting of September 10, 2020 without further notice.

Mr. Mostyn discussed the nature of his business and the need for the additional warehouse space.

A motion was offered by Commissioner Campilango and seconded by Commissioner Festa to carry this matter to the next regular Planning Board meeting of September 10, 2020 without further notice.

Eight agreed to a roll call vote... 8-0

ITEM #3

Anthony Cicero
417 Totowa Road

Block 93– Lot 4

Site Plan Approval
Certificate of Use

Applicant was not present.

A motion was offered by Commissioner Campilango and seconded by Commissioner Festa to carry this matter to the next regular Planning Board meeting of September 10, 2020.

Seven agreed to a roll call vote... 7-0

Mayor Coiro abstained

A motion was offered by Commissioner Campilango and seconded by Commissioner Zarek to approve the Planning Board Minutes of July 9, 2020 as prepared.

Seven agreed on a roll call vote.....7-0

Commissioner Festa abstained

RESOLUTIONS:

A motion was offered by Commissioner Campilango and seconded by Commissioner Zarek to approve the resolution for G.O.M. Real Estate Investment, LLC – Blk. 11 – Lot 9.01 as presented.

Seven agreed on a roll call vote.....7-0

A motion was offered by Commissioner Campilango and seconded by Commissioner Zarek to approve the resolution for Nonna Marie’s – Blk. 139 – Lots 3 & 4 as presented.

Seven agreed on a roll call vote.....7-0

There being no other business, a motion was offered by Commissioner Campilango and seconded by Commissioner Festa to adjourn the meeting.

All in favor.....8-0

Respectfully submitted,

Pete Campilango, Secretary

Patricia Paulson
Board Clerk

Date Approved