

SPECIAL MEETING OF THE PLANNING BOARD OF THE BOROUGH OF KENILWORTH HELD ON THURSDAY EVENING, MARCH 9, 2023. PLANNING BOARD VICE-CHAIRMAN GREGG DAVID PRESIDED. THE MEETING CAN BE VIEWED ON U-TUBE.

The meeting began with an affirmation of the Open Public Meetings Act. The schedule of meetings is on file in the Borough Clerks' office, was posted on the bulletin board, and has been mailed to the Local Source, and the Star Ledger.

Pledge of Allegiance was led by Mr. Picerno.

ROLL CALL

Mr. Picerno, Mr. Mauro, David, Mr. DeMondo, Mr. Clementi, Mr. Laudati, Mr. Scuderi, Mr. Herbolario

APPROVAL OF MINUTES

Motion was made by Mr. Clementi, seconded by Mr. Laudati to approve the minutes of February 9, 2023. All in favor.

COMMUNICATIONS: None

Mr. Picerno said Mr. Mazzeo is absent this evening because of the passing of his father. On behalf of the Planning Board Mr. Picerno sent condolences.

NEW BUSINESS: **Application 5-22**
 Ktown
 6 North 21st Street

Mr. Rago said this is an application #5-22 Ktown, 6 North 21st Street that the board denied at our February 9th meeting. The applicant was seeking to provide two residential units on the first floor of a two-story building. It is zoned commercial, and the board heard it and denied the application with one board member voting in favor of it. I memorialized the denial and I attempted to set forth the reasons which I thought the board covered in its oral summations. A vote of yes is for the denial, one board member voted for it, he does not get called to vote, only the board members who were for the denial should vote on the resolution.

Motion made by Mr. David, seconded by Mr. Laudati to approve the resolution denying application 5-22, Ktown, 6, North 21st Street. Roll Call: Mr. David voted yes, Mr. Clementi voted yes, Mr. Laudati voted yes, Mr. Scuderi voted yes.

Mr. Laudati inquired about the status of upcoming applications. Mr. O'Brien said he has 4 applications in house and is expecting to clear to the completion within the next week which would make them eligible for next month. I'm still working on one with the attorney, one with the engineer I have not gotten to the other two because I do them in the order

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as they come in. As soon as I get these two knocked out, I'll take care of the next two. We should have something on for the 13th provided the attorneys do their job.

Mr. Mauro asked how long applications usually take and Mr. O'Brien stated that every application is different, some are very simple and some are very lengthy. Mr. Rago said when the application comes in, we have 45 days to deem it complete or not complete and then the clock starts. Mr. O'Brien said he may be able to give more insight on how this works to Mr. Mauro after the meeting.

COMMENTS FOR THE GOOD OF THE BOARD

None

Motion made by David, seconded by Laudati to open the meeting to the public. All in favor.

Mr. Rago said at the last meeting a couple of members asked what was going on with Precision escalator Mark Road. The application was heard about five years ago. Mr. Rago offered to call Steve Hale who was the attorney representing the applicant. He found out not too long ago that last year the property changed hands and was bought by the adjoining property. The issue is that there is a new owner, and no one knows what's going to happen. The property is a mess and someone in the Borough should go out there tell them to clean it up.

Motion made by Laudati seconded by David to close the meeting to the public. All in favor.

EXECUTIVE SESSION

Attorney stated we are going into executive session for attorney client privilege and legal matters.

Motion was made by David, seconded by Clement to go into Executive Session.

ADJOURNMENT

Motion to adjourn was made by Mr. , seconded by Mr. . All in favor.

Respectfully submitted by:
Kathleen Moschitta
Recording Secretary