

**PLANNING BOARD**  
**JULY 25, 2017**

The Mountainside Planning Board met on Tuesday, July 25, 2017 at the Mountainside Municipal Building, 1385 Route 22, Mountainside, NJ 07092.

In compliance with Chapter 231 OPEN PUBLIC MEETINGS ACT in the State of New Jersey, adequate notice had been given to all members of the Planning Board and the newspaper that had been designated to receive notice, The Local Source.

PRESENT: Messrs. Disko, Garran, Ford, Jakositz, Parker, Tomaine, Zawislak, Attorney Loughlin and Secretary Rees.

ABSENT: Messrs. Matlin and Younghans

The minutes of the June 27, 2017 meeting were approved as presented.

**MEMORIZATIONS:**

Levine, 1132 Ridge Drive, Block 5.15, Lot 6.01 – Applicant proposed to install solar panels onto the roof of a single-family dwelling. New variance included the solar panels which were considered an accessory use and structure.

Palumbo, 310 Summit Road, Block 7.07, Lot 19 – Applicant had constructed a shed, patio and circular driveway without zoning approval or obtaining permits. New variances included lot coverage over 30 percent, front yard coverage over 30 percent, and shed in the rear yard.

Guadagnino/Montes, 220 Kings Court, Block 3.01, Lot 4.19 – Applicants proposed to construct an in-ground swimming pool and decking in the rear yard of a single-family dwelling. New variance included lot coverage over 30 percent.

**NEW BUSINESS:**

Presentation by John Chadwick on the amended Preliminary Redevelopment Area Study of the Barnes Tract, Block 14, Lots 13, 14 and 17, for the board's consideration and to determine whether the preliminary redevelopment area study satisfies one or more of the criteria under Redevelopment and Housing Law N.J.S.A. 40A:12A.

Attorney Loughlin explained to the board that due to an error in the notice to the newspaper and the homeowners that were involved in the amended redevelopment study, the presentation will have to be postponed until the August 22, 2017 meeting. A new notice will be drafted and sent to the newspaper and the homeowners.

Having no further business, the meeting was duly adjourned at 7:45 p.m.

Ruth M. Rees  
Secretary