



Borough of Mountainside
1385 Route 22 Mountainside NJ 07092

**BOROUGH OF MOUNTAINSIDE
PLANNING BOARD**

**Regular Meeting Minutes
November 25, 2024**

The regular meeting was called to order at 7:30 pm. Board members and members of the public saluted the American flag.

Notice of this meeting has been given pursuant to the Open Public Meetings Act N.J.S.A. 10:4-6 et. seq. Notice has been posted on the Borough website, at Borough hall, and has been given to *The Courier News*, *The Star Ledger*, *The Westfield Leader*, and *The Local Source*. The following is the agenda to the extent known:

ROLL CALL

Mike Disko, P.E.
John Tomaine
Steve Matlin
Mayor Mirabelli - Absent
Councilwoman Valerie Wass
Ted Zawislak - Absent
Todd Garran

Thomas Jakositz - Absent
Karen Dillon
Victor Kostin, Alt. #1 - Absent
Mark Gioioso, Alt. #2
Vincent K. Loughlin, Esq.,
John T. Chadwick, IV, PP - Absent
Kristine Moran, Recording Secretary

MINUTES

On motion by Mr. Matlin, seconded by Ms. Dillon and all in favor, the Regular Meeting Minutes for October 22, 2024, were adopted.

PLANNING BOARD

CASE NO.: 24-16, GMYREK
1541 COLES AVE
BK: 3.11 Lt: 13
ZONE: R1

SUMMARY: Applicant is seeking approval to amended soil disturbance from 22,995 SF to 26,536 SF (3,531 SF net increase in disturbed area).

Mr. Hehl, attorney for the application gave an opening statement regarding the application

Chairman Tomaine advised that our engineer was not able to review the documentation submitted Thursday, November 21, 2024.

Chairman Tomaine gave a summation of a letter that Mr. Hehl submitted bringing forward a legal issue that needs to be address regarding the legality of the soil moving ordinance. He advised that the board has not been able to review this matter and how it would impact this application and those going forward.

Mr. Hehl's letter alleged that the ordinance regarding moving soil is improper and invalid and the Board, Board Attorney, Borough Council and Borough Attorney need to review.

Mr. Loughlin advised that the applicant has not adhered to the 10 day rule for submissions.

Discussion was opened to the Board as to if they should proceed without the proper review by officials. The majority of the Board wish to not continue with hearing this application until the officials can review all materials.

This application is being continued to the December 19, 2024 meeting without further notice

CASE NO.: 24-17, DI BELLA
1543 DEER PATH
BK: 3.14 Lt: 10
ZONE: R2

SUMMARY: Applicant is seeking approval for soil disturbance greater than 5,000 SF.

Discussion was opened to the Board as to if they should proceed without the proper review by officials. The majority of the Board wish to not continue with hearing this application until the .officials can review all materials.

This application is being continued to the December 19, 2024 meeting without further notice

ADJOURN: The Board unanimously voted to adjourn the meeting at 7:55 pm

Next meeting is Thursday, December 19, 2024

Respectfully Submitted,

Kristine Moran

Kristine Moran, Recording Secretary