

Town of Dover Planning Board

- Paul McGrath - Chairman
- William Gilbert –Vice Chairman
- Rafael Rivera
- Vacant
- William Shauer
- Brian Kurz
- William Isselin

COUNTY OF MORRIS
37 NORTH SUSSEX STREET
DOVER, NEW JERSEY 07801

Telephone: 973-366-2200 (Ext. 2141)
Fax: 973-366-0039

- James Dodd - Mayor
- Cindy Romaine – Mayor's Rep.
- James Visioli - Alderman
- Dave Lenox - Alternate I
- Vacant- Alternate II
- Glenn C. Kienz - Board Attorney
- Michael Hantson - Town Engineer/Planner
- Regina Nee - Clerk/Secretary

PLANNING BOARD REGULAR MEETING MINUTES FOR FEBRUARY 27, 2013

CALL TO ORDER Chairman McGrath called the meeting to order at 7:35 PM.

ROLL CALL: PRESENT: Commissioner Isselin, Hoffman, Romaine, Shauer, Rivera, Alternate Lenox, Alternate Ridner, Vice Chairman Gilbert, Chairman McGrath

ABSENT: Commissioner Kurz, Alderman Visioli

ALSO PRESENT: is Board Attorney Glenn Kienz and Town Engineer & Planner Michael Hantson

PLEDGE OF ALLEGIANCE was recited by all.

ADEQUATE NOTICE OF MEETING was read by Secretary Nee

MINUTES:

A motion to approve the Reorganization meeting minutes of January 23, 2013 was made by Vice Chairman Gilbert, seconded by Commissioner Shauer, and followed with a Roll Call vote.

Ayes: Commissioner Isselin, Hoffman, Romaine, Shauer, Lenox, Ridner, Vice Chairman Gilbert, Chairman McGrath

Nays: None

Motion: Approved

The Regular Meeting Minutes of January 23, 2013 will be ready for the next meeting of March 27, 2013.

CORRESPONDENCE: Anyone wishing to view correspondence since the last meeting may do so after the meeting. Please see the clerk.

Open to the public: No one wished to speak.

Closed to the public

Town of Dover Planning Board

Regular Meeting

RESOLUTIONS:

SD-02-12: Richard Barrese; Block 709, Lot 13 also known as 28 Davis Ave. located in the R-2 Zone. The application is a Minor Subdivision to create two (2) conforming building lots, and any variances or waivers that may be required. **Approved with Conditions.**

A motion to approve the resolution with conditions was made by Commissioner Romaine, seconded by Vice Chairman Gilbert, and followed with a Roll Call vote.

Ayes: Commissioner Isselin, Hoffman, Romaine, Shauer, Rivera, Vice Chairman Gilbert, Chairman McGrath

Nays: None

Motion: Approved

CASES:

WSP-06-12: Tovar Enterprises, LLC; Block 1212, Lot 2 also known as 55 E. Blackwell St. located in the C-1 Zone. The application is a Waiver of Site Plan for the expansion of the first floor restaurant use into existing vacant second floor space for a banquet room, and any variances or waivers that may be required. **Remains Incomplete.**

SP-01-13: Dover Blackwell Realty, LLC; Block 1207, Lot 2 also known as 10 Warren St. located in the D2 Zone. The application is Amendment to Preliminary & Final Site Plan SP-01-12 to reconfigure store layouts and amend facade, and any variances or waivers that may be required. **New Application.**

George Johnson, Esq. attorney for the applicant and Michael Kuybida Architect go over the changes to the application.

Open to the public: No one wished to speak.

Closed to the public

A motion to approve the application was made by Commissioner Romaine, seconded by Vice Chairman Gilbert, and followed with a Roll Call vote.

Ayes: Commissioner Isselin, Hoffman, Romaine, Shauer, Rivera, Vice Chairman Gilbert, Chairman McGrath

Nays: None

Motion: Approved

Town of Dover Planning Board

Regular Meeting

SP-07-12: James Hoesly; Block 1904, Lot 6 also known as 249 E. Blackwell St. located in the IND Zone. The application is a Minor Site Plan for a change of use to a Motor Vehicle Repair Garage with Retail Sales, and any variances or waivers that may be required. **Carried from the February 27, 2013 meeting.**

George Johnson attorney for the applicant goes over the application.

James Hoesly applicant is looking for a variance for motor vehicle repair garage, and motor vehicle body repair shop. James Hoesly will work with the fire official concerning the priming of vehicles. Commissioner Isselin asked applicant to clean the exterior of the property, and no storage allowed.

Removal of 730 sq. ft. building will make room for two additional parking spaces. Space for proposed use is 720 sq. ft. and 985.7 sq. ft. remaining of building is for storage. Applicant has 9 parking spaces but needs 17.

Open to the public: None

Closed to the Public

Michael Hantson explains to the Board that the use goes with the land.

A motion to deny the application was made by Vice Chairman Gilbert, seconded by Commissioner Isselin, and followed with a Roll Call vote.

Ayes: Commissioner Isselin, Lenox, Vice Chairman Gilbert, Chairman McGrath

Nays: Romaine, Shauer, Rivera

Motion: Approved to Deny

A motion to deny the site plan was made by Vice Chairman Gilbert, seconded by Chairman McGrath, and followed with a Roll Call vote.

Ayes: Commissioner Isselin, Lenox, Vice Chairman Gilbert, Chairman McGrath

Nays: Romaine, Shauer, Rivera

Motion: Approved to Deny

Both Votes are voided because the Board questioned the eligibility of voting members.

A motion to deny the variance and site plan was made by Vice Chairman Gilbert, seconded by Commissioner Isselin, and followed with a Roll Call vote.

Ayes: Commissioner Isselin, Hoffman, Lenox, Ridner, Vice Chairman Gilbert, Chairman McGrath

Nays: Romaine, Shauer, Rivera

Motion: Approved to Deny

Town of Dover Planning Board
Regular Meeting

OLD BUSINESS: None

NEW BUSINESS: None

EWSP-COMMITTEE REPORT- None

A motion to adjourn was made Commissioner Romaine at 8:58 PM with all in favor.

THE NEXT REGULAR SCHEDULED MEETING IS MARCH 27, 2013, WORKSHOP AT 6:30 PM AND THE REGULAR MEETING AT 7:30 PM.

IF ANY MEMBER CANNOT ATTEND, PLEASE CALL CLERK AT 366-2200-ext.2141

Respectfully submitted,

A handwritten signature in black ink that reads "Regina Nee". The signature is written in a cursive style with a large, looped initial "R".

Regina Nee
Planning Board Clerk