

**WARREN TOWNSHIP ZONING BOARD OF ADJUSTMENT
REORGANIZATION MEETING MINUTES JANUARY 10, 2022**

APPROVED

CALL TO ORDER:

ROLL CALL:

Mr. John Villani
Mr. Michael Galbraith
Mr. Frank Rica
Mr. Donald Huber
Mr. Scott Bowen
Mr. Anthony Paolella
Mr. Foster Cooper
Mr. Mehul Desai Alternate # 1
Ms. Valentina Carleo Alternate # 2
Mr. Mark Peck, Esq.

ANNOUNCEMENT:

Adequate notice of this meeting has been provided by posting Public Notice on the Municipal Bulletin Board on the main floor of the Municipal Building, and sending a copy to the Star Ledger, and filing a copy with the Municipal Clerk, all on January 14, 2021.

FLAG SALUTE

Oaths of Office for Mr Mehul Desai, Ms. Valentina Carleo Mr. Scott Bowen, and Mr. Anthony Paolella.were given by Mr.Peck.

NOMINATION and ELECTION OF BOARD CHAIRMAN

Nominations for the office of Chairman for 2021

Mr. Villani nominated Mr. Cooper for chair, seconded by Mr. Huber. All in favor.

Ms. Vautin handed the meeting over to elected chairman.

NOMINATION and ELECTION OF VICE CHAIRMAN

Nominations are in order for the office of Vice Chairman for 2022

Nomination was made for Mr.Villani to be Vice Chairman by Mr. Cooper, seconded by Mr. Huber. All in favor.

NOMINATION and ELECTION OF SECRETARY

Nominations are in order for the office of Secretary for 2022

Nomination was made by Mr. Cooper to nominate Mr. Galbraith as Secretary, seconded by Mr. Huber. All in favor.

APPOINTMENT OF CLERK

Resolution read to appoint Clerk for 2022

Motion was made by Mr. Villani, second by Mr. Huber to appoint Maryellen Vautin.

Roll Call

For: Mr. Villani, Mr. Galbraith, Mr. Rica, Mr. Huber, Mr. Bowen, Mr. Paolella, Mr. Desai, and Ms. Carleo.

Against: None.

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**APPOINTMENT OF CHAIRMAN OF SITE PLAN & SUBDIVISION REVIEW
COMMITTEE AS WELL AS REPRESENTATIVE FOR TECHNICAL COORDINATING
COMMITTEE**

Nominations for TCC Representative for 2022

Motion was made by Mr. Cooper, seconded by Mr. Huber to nominate Mr. Rica.

Roll Call

For: Mr. Villani, Mr. Galbraith, Mr. Rica, Mr. Huber, Mr. Bowen, Mr. Paoella, Mr. Desai,
and Ms. Carleo.

Against: None.

MEMORIALIZATION OF RESOLUTIONS:

APPOINTMENT OF BOARD OF ADJUSTMENT ENGINEER

Resolution to appoint Christian Kastrud as Board of Adjustment Engineer for 2022

Motion was made by M. Bowen, seconded by Mr. Rica to appoint Christian M. Kastrud
as Board Engineer.

Roll Call

For: Mr. Villani, Mr. Galbraith, Mr. Rica, Mr. Huber, Mr. Bowen, Mr. Paoella, Mr. Desai,
and Ms. Carleo.

Against: None.

AWARD OF CONTRACT AND APPOINTMENT OF ATTORNEY

Resolution read to appoint the Attorney for 2022

Motion was made by Mr. Villani, seconded by Mr. Bowen to appoint Mr. Mark Peck as
attorney to the Board of Adjustment as set forth in the written resolution.

Mr. Peck said he worked for the township about twenty years ago and has been in other
towns. He is happy to be back and welcomes any questions the board members might
have on applications. Mr. Steve Warner, who has been the board attorney for many
years, supports the appointment of Mr. Peck. The board welcomes him.

A motion was made by Mr. Villani, seconded by Mr. Bowen to appoint Mr. Peck

Roll Call

For: Mr. Villani, Mr. Galbraith, Mr. Rica, Mr. Huber, Mr. Bowen, Mr. Paoella, Mr. Desai,
and Ms. Carleo.

Against: None.

APPOINTMENT OF BOARD OF ADJUSTMENT PLANNER

Resolution read to appoint the PLANNER for 2022, Mr. John T. Chadwick, IV

Motion was made by Mr. Huber, seconded by Mr. Rica.

Roll Call

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For: Mr. Villani, Mr. Galbraith, Mr. Rica, Mr. Huber, Mr. Bowen, Mr. Paolella, Mr. Desai, and Ms. Carleo.

Against: None.

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RESOLUTION TO ESTABLISHMENT OF MEETING DATES:

The following meeting dates are proposed:

January 10, 2022	Monday 7:00 p.m
February 7, 2022	Monday 7:00 p.m.
March 7, 2022	Monday 7:00 p.m.
April 4, 2022	Monday 7:00 p.m.
May 2, 2022	Monday 7:00 p.m.
June 6, 2022	Monday 7:00 p.m.
July 18, 2022	Monday 7:00 p.m.
August 1, 2022	Monday 7:00 p.m.
September 19, 2022	Monday 7:00 p.m.
October 3, 2022	Monday 7:00 p.m.
November 7, 2022	Monday 7:00 p.m.
December 5, 2022	Monday 7:00 p.m.

REORGANIZATION MEETING JANUARY 9, 2023

Motion was made by Mr. Huber, seconded by Mr. Rica to adopt the resolution with the meeting dates.

Roll Call

For: Mr. Villani, Mr. Galbraith, Mr. Rica, Mr. Huber, Mr. Bowen, Mr. Paolella, Mr. Desai, and Ms. Carleo.

Against: None.

All meetings will take place on Mondays unless otherwise designated. Meetings will be held at the Warren Township Municipal Meetings and Facilities room at 44 Mountain Blvd. unless otherwise noticed. The Board will be called to order at 7:00 p.m. unless otherwise noticed.

ADOPTION OF THE RULES OF ORDER

Motion was made by Mr. Huber, seconded by Ms. Carleo.

Roll Call

For: Mr. Villani, Mr. Galbraith, Mr. Rica, Mr. Huber, Mr. Bowen, Mr. Paolella, Mr. Desai, and Ms. Carleo.

Against: None.

Close Reorganization portion of the meeting.

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Open Board of Adjustment meeting

MINUTES:

The minutes of the December 6, 2021 meeting were forwarded to members for review.

Motion to approve the minutes by Mr. Villani, seconded by Mr. Bowen.

Roll Call

For: Mr. Villani, Mr. Rica, Mr. Huber, Mr. Cooper, Mr. Bowen, Mr. Paoella.

Against: None.

MEMORIALIZATION OF RESOLUTIONS

None.

AGENDA CASE APPLICATIONS: NONE

Mr. Cooper asked if we had any updates on the Maddy application. There have been no updates. They will have to re-notice. There was discussion that an application for 164 Washington Valley for a use variance could be heard in February.

The resolution for the Sundance School will be ready for February for review by the board.

Mr. Peck did remind the new board members that there is a class for new board members. NJPO is running them remotely and we will let them know the dates. Also, the Somerset County Bar Association is going to be doing courses as well.

ADJOURNMENT

Motion was made by Ms. Carleo to adjourn, seconded by Mr. Desai to adjourn. All were in favor. Meeting adjourned at 7:22 p.m.

Next meeting will be February 7, 2022