

MEETING AGENDA

Borough of Buena, Land Use Board
 616 Central Avenue
 Buena, New Jersey 08341

Meeting Description: Borough of Buena Land Use Board

Date: January 26, 2010 Time: 7:00 p.m. Location: Borough Hall, Central Ave.,
 Minotola, New Jersey 08341

REGULAR MEETING AND REORGANIZATION FOR THE YEAR 2010

Scheduled Time			Actual Time	
Start	Stop	Total Hours	Start	Stop
7:00 p.m.				
Roll Call:			Also Present:	
1	Rosalie Baker		Valerie Santagata, Secretary	
2	William Nimohay		Anthony Cavallo, Board Engineer	
3	John Brunini		Frank DiDomenico, Solicitor	
4	Charles Fellenbaum			
5	Frank Woshnak			
6	Thomas Dralle			
7	Richard Giovinazzi			
8	Thomas Costa			
9	John Formisano			
10	Robert Teti, Alt. #1			
11	Sara Saglia, Alt. #2			
12	Christina DuBois, Alt. #3			
13	Michael Feaster, Alt. #4			
Sunshine Law:				
This meeting is being held in compliance with the Open Public Meetings Act. Notices provided to of this meeting have been published in the <i>Daily Journal</i> and <i>The Atlantic City Press</i> , as well as being posted on the bulletin board at the Borough Hall.				
Reorganization:				
NOMINATIONS FOR BOARD POSITIONS				
1. CHAIRMAN:				
A. To open nominations:				
M: S:				
RCV: R. Baker / W. Nimohay / J. Brunini / C. Fellenbaum / F. Woshnak / T. Dralle / R. Giovinazzi / T. Costa J. Formisano / R. Teti, Alt#1 / S. Saglia , Alt#2 / C. Dubois, Alt #3 / M. Feaster, Alt #4				
B: To appoint:				
M: S:				
RCV: R. Baker / W. Nimohay / J. Brunini / C. Fellenbaum / F. Woshnak / T. Dralle / R. Giovinazzi / T. Costa J. Formisano / R. Teti, Alt#1 / S. Saglia , Alt#2 / C. Dubois, Alt #3 / M. Feaster, Alt #4				
2. VICE CHAIRMAN				
A. To open nominations:				
M: S:				
RCV: R. Baker / W. Nimohay / J. Brunini / C. Fellenbaum / F. Woshnak / T. Dralle / R. Giovinazzi / T. Costa J. Formisano / R. Teti, Alt#1 / S. Saglia , Alt#2 / C. Dubois, Alt #3 / M. Feaster, Alt #4				

B. To appoint:	
M:	S:
RCV: R. Baker / W. Nimohay / J. Brunini / C. Fellenbaum / F. Woshnak / T. Dralle / R. Giovinazzi / T. Costa J. Formisano / R. Teti, Alt#1 / S. Saglia , Alt#2 / C. Dubois, Alt #3 / M. Feaster, Alt #4	
3. SECRETARY	
A. To open nominations:	
M:	S:
RCV: R. Baker / W. Nimohay / J. Brunini / C. Fellenbaum / F. Woshnak / T. Dralle / R. Giovinazzi / T. Costa J. Formisano / R. Teti, Alt#1 / S. Saglia , Alt#2 / C. Dubois, Alt #3 / M. Feaster, Alt #4	
B: To appoint:	
M:	S:
RCV: R. Baker / W. Nimohay / J. Brunini / C. Fellenbaum / F. Woshnak / T. Dralle / R. Giovinazzi / T. Costa J. Formisano / R. Teti, Alt#1 / S. Saglia , Alt#2 / C. Dubois, Alt #3 / M. Feaster, Alt #4	
RESOLUTIONS	
1. Resolution 2010 R-1: A resolution directing the Land Use Board to post and file a schedule of all meetings as required by the <i>Open Public Meetings Act</i> of 1975.	
M:	S:
RCV: R. Baker / W. Nimohay / J. Brunini / C. Fellenbaum / F. Woshnak / T. Dralle / R. Giovinazzi / T. Costa J. Formisano / R. Teti, Alt#1 / S. Saglia , Alt#2 / C. Dubois, Alt #3 / M. Feaster, Alt #4	
2. Resolution 2010 R-2: A resolution directing the Land Use Board to designate at least 2 Newspapers to receive certain notices of meetings as required by the <i>Open Public Meetings Act</i>.	
M:	S:
RCV: R. Baker / W. Nimohay / J. Brunini / C. Fellenbaum / F. Woshnak / T. Dralle / R. Giovinazzi / T. Costa J. Formisano / R. Teti, Alt#1 / S. Saglia , Alt#2 / C. Dubois, Alt #3 / M. Feaster, Alt #4	
Minutes:	
Dispense with reading and approval of minutes from the November 24, 2009 meeting.	M: S: RCV:
Completeness Review and Application:	
1.) Contes Pasta - Wheat Road - Block: 173 Lot: 29 - Zone R-4. Application for use variance and site plan. Applicant wishes to install solar panels on a vacant tract of land combined with a commercial use of the property.	
Public Portion:	
M:	S: RCV:
M:	S:
RCV: R. Baker / W. Nimohay / J. Brunini / C. Fellenbaum / F. Woshnak / T. Dralle / R. Giovinazzi / T. Costa J. Formisano / R. Teti, Alt#1 / S. Saglia , Alt#2 / C. Dubois, Alt #3 / M. Feaster, Alt #4	

MEETING AGENDA

**BOROUGH OF BUENA - LAND USE BOARD
616 CENTRAL AVENUE - MINOTOLA, NEW JERSEY**

**FEBRUARY 23, 2010
7:00 P. M.**

MEETING TIME:

START: _____ ENDED: _____

ROLL CALL:

- | | |
|---------------------------------------|------------------------------------|
| 1. Rosalie Baker _____ | Valerie Santagata, Secretary _____ |
| 2. William Nimohay _____ | Matt Ecker, Board Engineer _____ |
| 3. John Brunini _____ | Frank DiDomenico _____ |
| 4. Charles Fellenbaum _____ | |
| 5. Frank Woshnak _____ | |
| 6. Richard Giovinazzi _____ | |
| 7. John Formisano _____ | |
| 8. Thomas Costa, Chairman _____ | |
| 9. Thomas Dralle, Vice-Chairman _____ | |
| 10. Robert Teti, Alt. #1 _____ | |
| 11. Sara Saglia, Alt. #2 _____ | |
| 12. Christina DuBois, Alt.# 3 _____ | |
| 13. Michael Feaster, Alt. #4 _____ | |
-
-

SUNSHINE LAW:

This meeting is being held in compliance with the Open Public Meetings Act. All notices have been published in the *Daily Journal* and *The Press Of Atlantic City*, as well as being posted on the bulletin board at the Borough Hall.

MINUTES:

Dispense with reading and approval of minutes from the January 26, 2010 meeting.

M: _____ S: _____ All in Favor: _____ Opposed: _____

COMPLETENESS REVIEW AND APPLICATION:

1.) Ralph Laks - Wheat Road & Central Avenue - Block: 207 Lot: 62 Zone R-4. Application for a Use variance for construction of commercial property mixed with multi family residential buildings.

Public Portion:

M: _____ S: _____ RCV: _____

M: _____ S: _____

R. Baker / W. Nimohay / J. Brunini / C. Fellenbaum / F. Woshnak / R. Giovinazzi / J. Formisano /

T. Dralle / T. Costa / R. Teti, Alt. #1 / S. Saglia, Alt.#2 / C. DuBois, Alt. #3 / M. Feaster, Alt. #4

RESOLUTIONS:

1.) Resolution No.: 2010-03: Resolution approving the appointment of Thomas Costa as chairman to the Land Use Board

M: _____ S: _____ RCV: _____

2.) Resolution No.: 2010-04: Resolution approving the appointment of Thomas Dralle as Vice Chairman to the Land Use Board.

M: _____ S: _____ RCV: _____

3.) Resolution No.: 2010-05: Resolution approving the appointment of Valerie Santagata as Secretary to the Land Use Board.

M: _____ S: _____ RCV: _____

4.) Resolution No.: 2010-06: Conte's Pasta Inc. - Block: 173 lot: 30. - 310 Wheat Road - Resolution approving Use variance and Site plan approval for solar panels to be installed in the rear of the property.

M: _____ S: _____ RCV: _____

PUBLIC PORTION:

NEW BUSINESS:

OLD BUSINESS:

CORRESPONDENCE:

ADJOURNMENT:

M: _____ S: _____ RCV: _____

MEETING AGENDA

**BOROUGH OF BUENA - LAND USE BOARD
616 CENTRAL AVENUE - MINOTOLA, NEW JERSEY**

**MARCH 23, 2010
7:00 P. M.**

MEETING TIME:

START: _____ ENDED: _____

ROLL CALL:

- | | |
|---------------------------------------|------------------------------------|
| 1. Rosalie Baker _____ | Valerie Santagata, Secretary _____ |
| 2. William Nimohay _____ | Tony Cavallo, Board Engineer _____ |
| 3. John Brunini _____ | Frank DiDomenico _____ |
| 4. Charles Fellenbaum _____ | |
| 5. Frank Woshnak _____ | |
| 6. Richard Giovinazzi _____ | |
| 7. John Formisano _____ | |
| 8. Thomas Costa, Chairman _____ | |
| 9. Thomas Dralle, Vice-Chairman _____ | |
| 10. Robert Teti, Alt. #1 _____ | |
| 11. Sara Saglia, Alt. #2 _____ | |
| 12. Christina DuBois, Alt.# 3 _____ | |
| 13. Michael Feaster, Alt. #4 _____ | |
-
-

SUNSHINE LAW:

This meeting is being held in compliance with the Open Public Meetings Act. All notices have been published in the *Daily Journal* and *The Press Of Atlantic City*, as well as being posted on the bulletin board at the Borough Hall.

MINUTES:

Dispense with reading and approval of minutes from the February 23, 2010 meeting.

M: _____ S: _____ All in Favor: _____ Opposed: _____

COMPLETENESS REVIEW AND APPLICATION:

1.) Italian Cultural Foundation - Harding Hwy - Block: 110 Lot: 18 Zone R-5. Application for site plan with conditional use permit to construct a 10,578 sq. ft building.

Public Portion:

M: _____ S: _____ RCV: _____

M: _____ S: _____

R. Baker / W. Nimohay / J. Brunini / C. Fellenbaum / F. Woshnak / R. Giovinazzi / J. Formisano /

T. Dralle / T. Costa / R. Teti, Alt. #1 / S. Saglia, Alt.#2 / C. DuBois, Alt. #3 / M. Feaster, Alt. #4

2.) Falasca, LLC - 119 West Pacific Avenue - Block: 178 Lot: 17 - R-3. Application for minor subdivision and bulk variance to create 2 separate lots for existing townhouse on the lot.

Public Portion:

M: _____ S: _____ RCV: _____

M: _____ S: _____

R. Baker / W. Nimohay / J. Brunini / C. Fellenbaum / F. Woshnak / R. Giovinazzi / J. Formisano /

T. Dralle / T. Costa / R. Teti, Alt. #1 / S. Saglia, Alt.#2 / C. DuBois, Alt. #3 / M. Feaster, Alt. #4

RESOLUTIONS:

1.) Resolution No.: 2010-07: Resolution approving use variance for the construction of commercial property mixed with multi family residential units

M: _____ S: _____ RCV: _____

PUBLIC PORTION:

NEW BUSINESS:

OLD BUSINESS:

CORRESPONDENCE:

E-mail from NJPO - regarding the adoption of bill S-82

ADJOURNMENT:

M: _____ S: _____ RCV: _____

MEETING AGENDA

**BOROUGH OF BUENA - LAND USE BOARD
616 CENTRAL AVENUE - MINOTOLA, NEW JERSEY**

**APRIL 27, 2010
7:00 P. M.**

MEETING TIME:

START: _____ **ENDED:** _____

ROLL CALL:

- | | |
|---------------------------------------|------------------------------------|
| 1. Rosalie Baker _____ | Valerie Santagata, Secretary _____ |
| 2. William Nimohay _____ | Robert Smith, Board Engineer _____ |
| 3. John Brunini _____ | Frank DiDomenico _____ |
| 4. Charles Fellenbaum _____ | |
| 5. Frank Woshnak _____ | |
| 6. Richard Giovinazzi _____ | |
| 7. John Formisano _____ | |
| 8. Thomas Costa, Chairman _____ | |
| 9. Thomas Dralle, Vice-Chairman _____ | |
| 10. Robert Teti, Alt. #1 _____ | |
| 11. Sara Saglia, Alt. #2 _____ | |
| 12. Christina DuBois, Alt.# 3 _____ | |
| 13. Michael Feaster, Alt. #4 _____ | |
-
-

SUNSHINE LAW:

This meeting is being held in compliance with the Open Public Meetings Act. All notices have been published in the *Daily Journal* and *The Press Of Atlantic City*, as well as being posted on the bulletin board at the Borough Hall.

MINUTES:

Dispense with reading and approval of minutes from the March 23, 2010 meeting.

M: _____ S: _____ All in Favor: _____ Opposed: _____

COMPLETENESS REVIEW AND APPLICATION:

None.

RESOLUTIONS:

1.) Resolution No.: 2010-08: Italian Cultural Foundation - Harding Hwy - Block: 110 Lot: 18 Zone R-5. Resolution approving site plan with conditional use permit to construct a 10,578 sq. ft building.

M: _____ S: _____ RCV: _____

2.) Resolution No.: 2010-09: Falasca, LLC - 119 West Pacific Avenue - Block: 178 Lot: 17 - R-3. Resolution Approving minor subdivision and bulk variance to create 2 separate lots for existing townhouse on the lot.

M: _____ S: _____ RCV: _____

OLD BUSINESS:

CORRESPONDENCE:

ADJOURNMENT:

M: _____ S: _____ RCV: _____

MEETING AGENDA

**BOROUGH OF BUENA - LAND USE BOARD
616 CENTRAL AVENUE - MINOTOLA, NEW JERSEY**

**May 25, 2010
7:00 P.M.**

MEETING TIME:

START: _____ **ENDED:** _____

ROLL CALL:

- | | |
|---------------------------------------|------------------------------------|
| 1. Rosalie Baker _____ | Valerie Santagata, Secretary _____ |
| 2. William Nimohay _____ | Robert Smith, Board Engineer _____ |
| 3. John Brunini _____ | Frank DiDomenico _____ |
| 4. Charles Fellenbaum _____ | |
| 5. Frank Woshnak _____ | |
| 6. Richard Giovinazzi _____ | |
| 7. John Formisano _____ | |
| 8. Thomas Costa, Chairman _____ | |
| 9. Thomas Dralle, Vice-Chairman _____ | |
| 10. Robert Teti, Alt. #1 _____ | |
| 11. Sara Saglia, Alt. #2 _____ | |
| 12. Christina DuBois, Alt.# 3 _____ | |
| 13. Michael Feaster, Alt. #4 _____ | |
-
-

SUNSHINE LAW:

This meeting is being held in compliance with the Open Public Meetings Act. All notices have been published in the *Daily Journal* and *The Press Of Atlantic City*, as well as being posted on the bulletin board at the Borough Hall.

MINUTES:

Dispense with reading and approval of minutes from the April 27, 2010 meeting.

M: _____ S: _____ All in Favor: _____ Opposed: _____

COMPLETENESS REVIEW AND APPLICATION:

1.) Richard & Laura Dapp - 113 West Arbor Avenue - Block: 140 Lot: 1. Zone: R-2. Application for 720 Square foot addition to existing laundromat and wavier of site plan.

Public Portion:

M: _____ S: _____ RCV: _____

M: _____ S: _____

R. Baker / W. Nimohay / J. Brunini / C. Fellenbaum / F. Woshnak / R. Giovinazzi / J. Formisano /

T. Dralle / T. Costa / R. Teti, Alt. #1 / S. Saglia, Alt.#2 / C. DuBois, Alt. #3 / M. Feaster, Alt. #4

OLD BUSINESS:

CORRESPONDENCE:

ADJOURNMENT:

M: _____ S: _____ RCV: _____

MEETING AGENDA

**BOROUGH OF BUENA – LAND USE BOARD
616 CENTRAL AVENUE – MINOTOLA, NJ 08341**

**JULY 27, 2010
7:00 P.M.**

MEETING TIME:

START: _____ **ENDED:** _____

ROLL CALL:

- | | |
|---------------------------------------|------------------------------------|
| 1. Rosalie Baker _____ | Valerie Santagata, Secretary _____ |
| 2. William Nimohay _____ | Robert Smith, Board Engineer _____ |
| 3. John Brunini _____ | Frank DiDomenico _____ |
| 4. Charles Fellenbaum _____ | |
| 5. Frank Woshnak _____ | |
| 6. Richard Giovinazzi _____ | |
| 7. John Formisano _____ | |
| 8. Thomas Costa, Chairman _____ | |
| 9. Thomas Dralle, Vice-Chairman _____ | |
| 10. Robert Teti, Alt. #1 _____ | |
| 11. Sara Saglia, Alt. #2 _____ | |
| 12. Christina DuBois, Alt.# 3 _____ | |
| 13. Michael Feaster, Alt. #4 _____ | |
-
-

SUNSHINE LAW:

This meeting is being held in compliance with the Open Public Meetings Act. All notices have been published in the *Daily Journal* and *The Press Of Atlantic City*, as well as being posted on the bulletin board at the Borough Hall.

MINUTES:

Dispense with reading and approval of minutes from the ~~April 27, 2010~~ ^{May 25, 2010 (5)} meeting.

M: _____ S: _____ All in Favor: _____ Opposed: _____

COMPLETENESS REVIEW AND APPLICATION:

1.) Hansbury-Dickinson Co. LLC - 118 East Wheat Road - Block: 201 Lot: 34.02. Application for bulk variance and site plan approval for an addition to an existing 1 story office building.

Public Portion:

M: _____ S: _____ RCV: _____

M: _____ S: _____

R. Baker / W. Nimohay / J. Brunini / C. Fellenbaum / F. Woshnak / R. Giovinazzi / J. Formisano /

T. Dralle / T. Costa / R. Teti, Alt. #1 / S. Saglia, Alt.#2 / C. DuBois, Alt. #3 / M. Feaster, Alt. #4

2.) Hilario Hernandez – Auburn Street - Block: 142 Lot: 1.02 - Zone P-R3. Application drainage review for the construction single family home.

Public Portion:

M: _____ S: _____ RCV: _____

M: _____ S: _____

R. Baker / W. Nimohay / J. Brunini / C. Fellenbaum / F. Woshnak / R. Giovinazzi / J. Formisano /

T. Dralle / T. Costa / R. Teti, Alt. #1 / S. Saglia, Alt.#2 / C. DuBois, Alt. #3 / M. Feaster, Alt. #4

RESOLUTIONS:

Resolution No.: 2010-10: Richard & Laura Dapp - 113 West Arbor Avenue - Block: 140 Lot: 1. Zone: R-2. Resolution approving a application for 720 Square foot addition to existing laundromat and wavier of site plan.

M: _____ S: _____ RVC: _____

PUBLIC PORTION:

NEW BUSINESS:

Review Draft Ordinance for Tax Map Update Fees to be charged to the developer after a subdivision is approved.

OLD BUSINESS:

CORRESPONDENCE:

Donald Leslie - 568 Forest Grove Road- Block: 113 Lot: 6.01 -Letter requesting a change in driveway material as per the approved plan

Memo from Dennis DeKlerk to Councilman DeStefano requesting the borough adopt an ordinance to charge the developer to be charged the maps to update the tax map when a new subdivision is approved

ADJOURNMENT:

M: _____ S: _____ RCV: _____

MEETING AGENDA

BOROUGH OF BUENA – LAND USE BOARD
616 CENTRAL AVENUE – MINOTOLA, NJ 08341

AUGUST 24, 2010
7:00 P.M.

MEETING TIME:

START: _____ **ENDED:** _____

ROLL CALL:

- | | |
|---------------------------------------|------------------------------------|
| 1. Rosalie Baker _____ | Valerie Santagata, Secretary _____ |
| 2. William Nimohay _____ | Robert Smith, Board Engineer _____ |
| 3. John Brunini _____ | Frank DiDomenico _____ |
| 4. Charles Fellenbaum _____ | |
| 5. Frank Woshnak _____ | |
| 6. Richard Giovinazzi _____ | |
| 7. John Formisano _____ | |
| 8. Thomas Costa, Chairman _____ | |
| 9. Thomas Dralle, Vice-Chairman _____ | |
| 10. Robert Teti, Alt. #1 _____ | |
| 11. Sara Saglia, Alt. #2 _____ | |
| 12. Christina DuBois, Alt.# 3 _____ | |
| 13. Michael Feaster, Alt. #4 _____ | |
-
-

SUNSHINE LAW:

This meeting is being held in compliance with the Open Public Meetings Act. All notices have been published in the *Daily Journal* and *The Press Of Atlantic City*, as well as being posted on the bulletin board at the Borough Hall.

MINUTES:

Dispense with reading and approval of minutes from the July 27, 2010 meeting.

M: _____ S: _____ All in Favor: _____ Opposed: _____

COMPLETENESS REVIEW AND APPLICATION:

1.) John Frandino – 528 North Harding Hwy - Block: 110 Lot: 19.01. Application for a use and bulk variance for the construction of a retail/commercial building.

Public Portion:

M: _____ S: _____ RCV: _____

M: _____ S: _____

R. Baker / W. Nimohay / J. Brunini / C. Fellenbaum / F. Woshnak / R. Giovinazzi / J. Formisano /

T. Dralle / T. Costa / R. Teti, Alt. #1 / S. Saglia, Alt.#2 / C. DuBois, Alt. #3 / M. Feaster, Alt. #4

RESOLUTIONS:

1.) Resolution No.: 2010-11-: Hansbury-Dickinson Co. LLC - 118 East Wheat Road - Block: 201 Lot: 34.02. Resolution approving bulk variance and site plan approval for an addition to an existing 1 story office building.

M: _____ S: _____ RVC: _____

2.) Resolution No.: 2010-12: Hilario Hernandez – Auburn Street - Block: 142 Lot: 1.02 - Zone P-R3. Resolution approving drainage review for the construction single family home.

M: _____ S: _____ RVC: _____

3.) Resolution No.: 2010-13: Resolution making a recommendation to mayor and council to charge an escrow fee to the applicant for tax map changes do to subdivision.

M: _____ S: _____ RVC: _____

PUBLIC PORTION:

NEW BUSINESS:

OLD BUSINESS:

CORRESPONDENCE:

ADJOURNMENT:

M: _____ S: _____ RCV: _____

MEETING AGENDA

**BOROUGH OF BUENA – LAND USE BOARD
616 CENTRAL AVENUE – MINOTOLA, NJ 08341**

**SEPTEMBER 28, 2010
7:00 P.M.**

MEETING TIME:

START: _____ **ENDED:** _____

ROLL CALL:

- | | |
|---------------------------------------|------------------------------------|
| 1. Rosalie Baker _____ | Valerie Santagata, Secretary _____ |
| 2. William Nimohay _____ | Robert Smith, Board Engineer _____ |
| 3. John Brunini _____ | Frank DiDomenico _____ |
| 4. Charles Fellenbaum _____ | |
| 5. Frank Woshnak _____ | |
| 6. Richard Giovinazzi _____ | |
| 7. John Formisano _____ | |
| 8. Thomas Costa, Chairman _____ | |
| 9. Thomas Dralle, Vice-Chairman _____ | |
| 10. Robert Teti, Alt. #1 _____ | |
| 11. Sara Saglia, Alt. #2 _____ | |
| 12. Christina DuBois, Alt.# 3 _____ | |
| 13. Michael Feaster, Alt. #4 _____ | |
-
-

SUNSHINE LAW:

This meeting is being held in compliance with the Open Public Meetings Act. All notices have been published in the *Daily Journal* and *The Press Of Atlantic City*, as well as being posted on the bulletin board at the Borough Hall.

MINUTES:

Dispense with reading and approval of minutes from the August 24, 2010 meeting.

M: _____ S: _____ All in Favor: _____ Opposed: _____

COMPLETENESS REVIEW AND APPLICATION:

Landmark Development No.4 LLC - Block: 202 Lot(s): 8.01 & 10 – Zone PR-4.
Morris Avenue/ Summer Road. Application for Subdivision approval.

Public Portion:

M: _____ S: _____ RCV: _____

M: _____ S: _____

R. Baker / W. Nimohay / J. Brunini / C. Fellenbaum / F. Woshnak / R. Giovinazzi / J. Formisano /

T. Dralle / T. Costa / R. Teti, Alt. #1 / S. Saglia, Alt.#2 / C. DuBois, Alt. #3 / M. Feaster, Alt. #4

RESOLUTIONS:

1.) Resolution No.: 2010-14: John Frandino – 528 North Harding Hwy - Block: 110 Lot: 19.01.
Resolution approving a use variance for the construction of a retail/commercial building.

M: _____ S: _____ RVC: _____

PUBLIC PORTION:

NEW BUSINESS:

OLD BUSINESS:

CORRESPONDENCE:

NONE

ADJOURNMENT:

M: _____ S: _____ RCV: _____

MEETING AGENDA

**BOROUGH OF BUENA - LAND USE BOARD
616 CENTRAL AVENUE - MINOTOLA, NEW JERSEY**

**OCTOBER 26, 2010
7:00 P. M.**

MEETING TIME:

START: _____ ENDED: _____

ROLL CALL:

- | | |
|---------------------------------------|--|
| 1. Rosalie Baker _____ | Valerie Santagata, Secretary _____ |
| 2. William Nimohay _____ | Bob Smith, Board Engineer _____ |
| 3. John Brunini _____ | Frank DiDomenico, Board Attorney _____ |
| 4. Charles Fellenbaum _____ | |
| 5. Frank Woshnak _____ | |
| 6. Richard Giovinazzi _____ | |
| 7. John Formisano _____ | |
| 8. Thomas Costa, Chairman _____ | |
| 9. Thomas Dralle, Vice-Chairman _____ | |
| 10. Robert Teti, Alt. #1 _____ | |
| 11. Sara Saglia, Alt. #2 _____ | |
| 12. Christina DuBois, Alt.# 3 _____ | |
| 13. Michael Feaster, Alt. #4 _____ | |

SUNSHINE LAW:

This meeting is being held in compliance with the Open Public Meetings Act. All notices have been published in the *Daily Journal* and *The Press Of Atlantic City*, as well as being posted on the bulletin board at the Borough Hall.

MINUTES:

Dispense with reading and approval of minutes from the September 28, 2010 meeting.

M: _____ S: _____ All in Favor: _____ Opposed: _____

COMPLETENESS REVIEW AND APPLICATION:

1.) Buena Borough Municipal Utilities Authority - Plymouth Street - Block: 121 Lot: 11 & 17. Zone: P-R4. Application for a lot line adjustment.

Public Portion:

M: _____ S: _____ RCV: _____

M: _____ S: _____

RCV: R. Baker / W. Nimohay / J. Brunini / C. Fellenbaum / F. Woshnak / R. Giovinazzi / J. Formisano

T.Costa / T. Dralle / R. Teti, Alt. # 1 / S. Saglia, Alt. #2 / C. DuBois, Alt.#3 / M. Feaster, Alt.#4

RESOLUTIONS:

1.) Resolution No.: 2010-15: Landmark Development No. 4, LLC - Block: 202 Lot: 8.01 & 10 – Zone P-R4. Morris Avenue/Summer Avenue . Resolution approving a minor subdivision approval..

M: _____ S: _____ RCV: _____

PUBLIC PORTION:

NEW BUSINESS:

OLD BUSINESS:

CORRESPONDENCE:

ADJOURNMENT:

M: _____ S: _____ RCV: _____

NOVEMBER 23, 2010
7:00 P. M.

MEETING TIME:

START: _____ **ENDED:** _____

ROLL CALL:

- | | |
|---------------------------------------|--|
| 1. Rosalie Baker _____ | Valerie Santagata, Secretary _____ |
| 2. William Nimohay _____ | Bob Smith, Board Engineer _____ |
| 3. John Brunini _____ | Frank DiDomenico, Board Attorney _____ |
| 4. Charles Fellenbaum _____ | |
| 5. Frank Woshnak _____ | |
| 6. Richard Giovinazzi _____ | |
| 7. John Formisano _____ | |
| 8. Thomas Costa, Chairman _____ | |
| 9. Thomas Dralle, Vice-Chairman _____ | |
| 10. Robert Teti, Alt. #1 _____ | |
| 11. Sara Saglia, Alt. #2 _____ | |
| 12. Christina DuBois, Alt.# 3 _____ | |
| 13. Michael Feaster, Alt. #4 _____ | |

SUNSHINE LAW:

This meeting is being held in compliance with the Open Public Meetings Act. All notices have been published in the *Daily Journal* and *The Press Of Atlantic City*, as well as being posted on the bulletin board at the Borough Hall.

MINUTES:

Dispense with reading and approval of minutes from the October 26, 2010 meeting.

M: _____ S: _____ All in Favor: _____ Opposed: _____

COMPLETENESS REVIEW AND APPLICATION:

1.) Andre Sinou – Block: 132 Lot: 14 – 106 Park Drive – Zone: R-2. Application for a use variance and wavier of site plan review.

Public Portion:

M: _____ S: _____ RCV: _____

M: _____ S: _____

RCV: R. Baker / W. Nimohay / J. Brunini / C. Fellenbaum / F. Woshnak / R. Giovinazzi / J. Formisano

T.Costa / T. Dralle / R. Teti, Alt. # 1 / S. Saglia, Alt. #2 / C. DuBois, Alt.#3 / M. Feaster, Alt.#4

RESOLUTIONS:

Resolution No.: 2010-16: Buena Borough Municipal Utilities Authority - Plymouth Street - Block: 121 Lot: 11 & 17. Zone: P-R4. Resolution approving lot line adjustment.

M: _____ S: _____ RCV: _____

PUBLIC PORTION:

NEW BUSINESS:

DECEMBER LAND USE BOARD MEETING HAS BEEN CANCELLED. OUR NEXT MEETING IS SCHEDULED FOR JANUARY 25, 2011.

OLD BUSINESS:

CORRESPONDENCE:

ADJOURNMENT:

M: _____ S: _____ RCV: _____