
PLANNING BOARD

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**MINUTES OF MEETING
CITY OF PERTH AMBOY
PLANNING BOARD**

TUESDAY, MAY 7, 2014

The regular meeting was called to order at 7:10 P.M. by Vice Chairperson Christine Dispenziere

Salute to the flag (Pledge of Allegiance was said).

Mr. Clifford Gibbons, Esq. advised the audience that notice of this meeting has been published in The Home News & Tribune and listed on the City of Perth Amboy's web page at www.ci.perthamboy.nj.us. Notice has been posted on the bulletin board in the City Clerk's office, indicating that tonight's meeting is being held at the Council Chambers, City Hall, 260 High Street, at 7:00 p.m.

ROLL CALL:

Those present: Vice Chairperson Christine Dispenziere, Mr. Steven Nascimento - Secretary, Mr. William Petrick – Councilman, Mr. David Szilagyi, Ms. Lissette Martinez, and Mr. S. Diaz

Those absent: Chairperson Maria Garcia, Mr. Kurt Rebovich Jr., Ms. Karen Kubulak, Mrs. Maria Farber, and Mayor Wilda Diaz (all excused)

Planning Board Staff present at the meeting:

Jamie Rios, Administrative Officer
Clifford Gibbons, Esq.
Jeffrey Rauch, P.E., P.P.
Iwona Cwiek, Recording Secretary

CLOSED SESSION: none

APPLICATIONS:

**Docket No. 2992 ASA Services, LLC
651 Cornell St. & 652 Atlantic Av.
Block 276; Lots 15, 16, & 17**

The applicant is requesting for a Minor Subdivision approval. The single family residential dwelling on each lot will remain.

Mr. George Otlowski, Esq. is representing the applicant. He submitted an affidavit of publication and affidavit of service prior to the meeting. Mr. Otlowski gave a brief overview on this application.

Mr. Otlowski calls his first witness Mr. Paul J. Fletcher, PE, PP. He is sworn-in by Mr. Gibbons. Mr. Fletcher stated that the application seeks approval of a minor subdivision plan to create 2 back-to-back lots by adjusting a common lot between 3 lots. Existing Lot 17 contains a 2 story single-family dwelling and a detached garage. Existing Lots 15 & 16 contain a 1 story single-family dwelling and a shed. The proposed subdivision will essentially consolidate Lots 15 & 16 and adjust the common lot line between Lot 17 fronting on Atlantic Avenue and the remainder of the subject tract fronting on Cornell Street. The subject tract is located in the R-50 Residential Zone. The applicant also requests approval of a minor site plan. The application is not creating a density, everything will stay the same. Mr. Fletcher stated that the applicant will be in conforming use. The applicant will comply with Feist Engineering report dated March 27, 2014. Mr. Fletcher submitted Exhibit A1 – Color coded map of the surrounding properties. The applicant is proposing the easement for the water line connection from the Cornell Street to the house on Atlantic Avenue. At the request of the Board, the applicant will drop the easement. The plans will be revised. Depressed curb will be installed in front of Lot 17.01.

Public Portion: none

Councilman Petrick made a motion to approve the application with the conditions set forth and the motion was so moved and seconded by Mr. Nascimento. The motion was voted on and approved by the vote of 6.

MEMORIALIZATIONS:

Docket No. 2980 Hobart Plaza
Docket No. 2988 Housing Authority of P.A.

Councilman Petrick made a motion to approve the above resolutions and the motion was so moved and seconded by Ms. Martinez. The motion was voted on and approved.

NEW BUSINESS:

Mr. Szilagyi talked about Historic Preservation Commission; they would like to communicate with Board. For the record, there was no correspondence to the Board from them since 2010.

OLD BUSINESS:

Mr. Rauch talked about draft of the copy of the proposed Land Use Map.

Mr. Nascimento asked to update the website.

Mr. Szilagyi made a motion to approve Capital Improvement Program from the planning point of view and the motion was so moved and seconded by Mr. Nascimento. All members present

were in favor.

Vice Chairperson Dispenziere asked for the report of reconciliation of year 2013 and new budget for 2014.

APPROVAL OF MINUTES: March 5, 2014

Mr. Szilagyi made a motion to approve the minutes and the motion was so moved and seconded by Councilman Petrick. The motion was voted on and approved (Ms. Dispenziere abstained).

ROLL CALL FOR UPCOMING MEETING:

Next scheduled regular meeting: June 4, 2014, at 7:00 P.M.

ADJOURNMENT:

Vice Chairperson Dispenziere asked for a motion to adjourn the meeting. Mr. Szilagyi made a motion to adjourn the meeting and was seconded by Councilman Petrick. Motion to adjourn the meeting of May 7, 2014, was so moved.

Meeting was adjourned at 8:15 P.M.

Respectfully submitted,

Iwona Cwiek
Recording Secretary