

BOROUGH OF BOUND BROOK
Planning and Zoning Board
Thursday, January 26, 2023
Bound Brook, New Jersey

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Compliance Statement: This meeting is being held in compliance with the Open Public Meetings Law. The requirements of the Law have been met. The Annual Meeting Notice has been posted in the Municipal Building, filed with the Municipal Clerk, and forwarded to the Courier-News and Star Ledger in December 2021.

1. Flag Salute

2. Roll Call

Board Members:

___	Mike Witt, Chair	Class 4, 2024
___	Scott Sloan	Class 4, 2024
___	Howard Wagner	Class 4, 2024
___	Wale Adewunmi	Class 4, 2024
___	Mark Speed	Class 4, 2026
___	Maralee Sanders	Class 4, 2026
___	Jim Ayotte	Class 2, 2025
___	David Morris, Mayor	Class 1, 2023
___	Abel Gomez, Council	Class 3, 2023
___	Dominic Moramarco	Alt. 1, 2023
___	Josh Schroeder	Alt. 2, 2024

Staff:

___	John Belardo	Board Attorney
___	Timothy Jenssen	Board Planner
___	Charlie Cunliffe	Board Engineer
___	Jasmine D. McCoy	Board Secretary

3. Approval of Minutes

December 8, 2022

(Ineligible to vote: Scott Sloan, Howard Wagner, Councilman Abel Gomez, Dominic Moramarco, Mark Speed)

Motion: Second: Discussion: All in favor:

January 12, 2023

(Ineligible to vote: Scott Sloan, Howard Wagner, Mayor David Morris)

Motion: Second: Discussion: All in favor:

4. Public Comment (non-agenda items)

5. Mayor’s Message

6. Resolutions

7. Hearing

**PB Application #22-008
Lo-Presti Clearview LLC
465 West Union Avenue
Block 71, Lot 11**

Motion: Second: Discussion:

Roll Call:

Mike Witt___	Scott Sloan_____	Howard Wagner___
Wale Adewunmi___	Mark Speed_____	Maralee Sanders ____
Jim Ayotte_____	Mayor David Morris_____	Councilman Abel Gomez___
Dominic Moramarco, Alt. 1 ___		Josh Schroeder Alt. 2___

8. New Business

Borough Council Ordinance 2023-01

AN ORDINANCE OF THE BOROUGH COUNCIL OF THE BOROUGH OF BOUND BROOK AMENDING THE AMENDED REDEVELOPMENT PLAN FOR REDEVELOPMENT AREA 1 PURSUANT TO N.J.S.A. 40A:12A-1 ET SEQ. FOR THE INCLUSION OF LOT 68.031 IN SUB-AREA 1.4 AS INDICATED ON THE ZONING MAP

Motion:	Second:	Discussion:
Roll Call:		
Mike Witt____	Scott Sloan_____	Howard Wagner____
Wale Adewunmi____	Mark Speed_____	Maralee Sanders _____
Jim Ayotte_____	Mayor David Morris_____	Councilman Abel Gomez____
Dominic Moramarco, Alt. 1 ____		Josh Schroeder Alt. 2____

9. Unfinished Business

10. Upcoming Hearings

- A/ PB#22-007
Meridia Bound Brook 10
2-16 West Main Street
Block 1, Lots 42.01, 68.01, 68.03
Scheduled: Under Review
- B/ PB# 22-005
Meridia Bound Brook 430 LLC
428 E. Main Street
Block 1, Lots 63, 64 and 42.01
Scheduled: Under Review
- C/ PB# 22-006
Meridia Bound Brook 580 LLC
506 E. Main Street
Block 1, Lots 66 & 42.01
Scheduled: Under Review

D/ PB Application #22-003
Anthony Marra
332 A, V & 334 St. Johns Place
Scheduled: TBD

11. Meeting Adjournment