

# *Town of Dover Planning Board*

- Paul McGrath - Chairman
- William Gilbert –Vice Chairman
- Rafael Rivera
- Lewis Fico
- 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

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

## **PLANNING BOARD REGULAR MEETING MINUTES FOR JANUARY 25, 2012**

**CALL TO ORDER** Chairman McGrath called the meeting to order at 7:39 PM.

**ROLL CALL: PRESENT:** Commissioner Isselin, Fico, Romaine, Shauer, Kurz, Rivera, Alternate Lenox, Alderman Visioli, Vice Chairman Gilbert, Chairman McGrath

**ABSENT:** Commissioner Dollard

**ALSO PRESENT:** 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 regular minutes of the meeting August 24, 2011 was made by Commissioner Lenox, seconded by Commissioner Fico, and followed with a Roll Call vote.

Ayes: Commissioner Isselin, Fico, Shauer, Rivera, Lenox

Nays: None

**Motion: Approved**

A motion to approve the regular minutes of the meeting December 7, 2011 was made by Chairman McGrath, seconded by Commissioner Romaine, and followed with a Roll Call vote.

Ayes: Commissioner Isselin, Romaine, Rivera, Lenox, Alderman Visioli, Vice Chairman

Gilbert, Chairman McGrath

Nays: None

**Motion: Approved**

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

**Town of Dover Planning Board**

Regular Meeting

**Open to the public: None**

**Closed to the public**

**RESOLUTIONS:**

**SP-04-11:** Marina Pavlos; Block 2024, Lot 5 also known as Rt. 46 and Depew Avenue located in the C-2 Zone. The application is Minor Site Plan for the construction of a 106 SF addition in two (2) phases, and any variances or waivers that may be required. **Approved with conditions.**

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

Ayes: Commissioner Isselin, Romaine, Rivera, Lenox, Alderman Visioli, Vice Chairman Gilbert, Chairman McGrath

Nays: None

**Motion: Approved**

**EXTENSION OF TIME:**

**SP-06-10:** Paul Barnish; Request for extension of time for phased improvements. **Approved with conditions. The resolution is not available.**

**CASE:**

**WSP-08-11:** Felipe Holgain; Block 1325, Lot 15 also known as 54 N. Sussex Street located in the C-1 Zone. The application is a referral from the EWSP Committee due to lack of jurisdiction for a change of permitted use from a Retail Use to a Deli / Restaurant use, and any variances or waivers that may be required. **New Application Referred from EWSP Committee carried from the January 25, 2012 meeting. To be carried one additional month or will be dismissed without prejudice.**

A motion to carry application one additional month or will be dismissed without prejudice was made by Commissioner Romaine, seconded by Vice Chairman Gilbert, with all in favor.

**Motion: Approved**

**SP-03-11:** C & M Metals Recycling, LLC; Block 1905, Lot 46 also known as 160 Richards Ave. located in the IND Zone. The application is Minor Site Plan for the repaving of existing asphalt and concrete paving and installation of storm drainage improvements, and any variances or waivers that may be required. **Carried from the January 25, 2012 meeting. A letter requesting to be carried to the February 22 meeting was received from the applicant's attorney, and the Board granted that request.**

**SP-02-11:** JP Investments, LLC; Block 2316, Lot 12 also known as 311 E. Blackwell St. located in the IND Zone. The application is Minor Site Plan for the construction of a 30' X 40' Storage Bubble, Above Ground Storage Tanks and Containments, and expansion of truck & trailer parking, and any variances or waivers that may be required. **New Application.**

George Johnson Attorney representing the applicant gave a review of the application.

**Town of Dover Planning Board**

Regular Meeting

Paul Masser Principal of JP Investment was sworn in. The company is a fuel oil delivery, and industrial waste business. Applicant will need letter or permit from DEP regarding “storage bubble”. That will house vacuum truck that cleans out storm sewer drains.

William Isselin code Enforcement Officer explained to the Board that the applicant has appeared before the Board back in 2002, and the property has expanded since then beyond the Boards Site Plan Approval with three separate tenancies.

Open to the public: None  
Closed to the public

Attorney Johnson make a request that the Board carry this application to the March meeting to give his client time to get his plans revised.

A motion to carry application to the March 28, 2012 with no further notice meeting was made by Chairman McGrath, seconded by Commissioner Fico, and followed with a Roll Call vote.

Ayes: Commissioner Isselin, Fico, Romaine, Shauer, Kurz, Rivera, Alderman Visioli,  
Vice Chairman Gilbert, Chairman McGrath

Nays: None

**Motion: Approved**

**OLD BUSINESS: None**

**NEW BUSINESS:**

**Master Plan Reexamination Committee:**

1. William Isselin
2. Chairman McGrath
3. Alderman Visioli

**EWSP-COMMITTEE REPORT- None**

A motion to adjourn was made by Commissioner Romaine at 8:39 PM with all in favor.

**THE NEXT REGULAR SCHEDULED MEETING IS FEBRUARY 22, 2012 WORKSHOP STARTING 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,



Regina Nee  
Clerk/Secretary  
Planning Board