

**BOROUGH OF CALIFON
PLANNING/ZONING BOARD
MINUTES OF THE REGULAR MEETING OF
September 23, 2015**

Chairman Bruce Morrow called the regular meeting of September 23, 2015 of the Borough of Califon Planning/Zoning Board to order at 7:30 p.m.

Adequate notice of this regular meeting of the Califon Planning/Zoning Board has been provided in accordance with the Open Public Meeting Act by publication in the Hunterdon Review and the Hunterdon Democrat. A copy of this notice has also been posted on the public bulletin board in the Municipal Building and filed with the Borough Clerk.

Flag Salute

Members Present: Richard Baggstrom
 Arthur Owens
 Paul Winter
 Chairman Bruce Morrow
 Peggy Ctibor
 Thomas Bedell
 John Lynch

Members Absent: Patrick Farmer, Mayor Charles Daniel

Professionals Excused: Elizabeth McKenzie, Planner
 William J. Gianos, Esquire
 Kelly Kimiecik, P.E.

MINUTES

July 22, 2015 regular meeting

The minutes from the July 22, 2015 regular meeting were reviewed.

A motion was made by Mr. Owens, seconded by Mr. Winter to approve the minutes as presented. A voice vote was taken and the motion carried.

In favor: Richard Baggstrom, Arthur Owens, Paul Winter, Bruce Morrow

Abstaining: Peggy Ctibor, Thomas Bedell, John Lynch Against: None

BUSINESS:

1. Discussion regarding the R-1, R-2, and R-3 Zone Impervious Coverage Limits

A motion was made Mr. Owens, seconded by Mr. Bedell to un-table discussion about the residential zoned impervious lot coverage limits. A voice vote was taken and the motion carried.

In favor: Richard Baggstrom, Arthur Owens, Paul Winter, Bruce Morrow, Peggy Ctibor,

Thomas Bedell, John Lynch Abstaining: None Against: None

The Board discussed the sliding scale for lot coverage which had been proposed by Mr. Lynch for lots in the R-3 zone. A motion was made by Ms. Ctibor, seconded by Mr. Owens to forward

the proposed chart for lot coverage that was created by John Lynch to Planner Elizabeth McKenzie, and Engineer Kelly Kimiecik for their feedback.

In favor: Richard Baggstrom, Arthur Owens, Paul Winter, Bruce Morrow, Peggy Ctibor, Thomas Bedell, John Lynch Abstaining: None Against: None

2. Discussion regarding revising the Planning/Zoning Board application

Secretary Margolese stated that the current application covers all types of applications; site plans, subdivisions, and variances. She presented three new application forms which can be used for each type separately. The Board was satisfied with the separate site plan application, variance application and subdivision application forms. The Board directed the Secretary to forward the application forms to Attorney Gianos for his review and comments and to ask about the proper wording for a disclaimer on the forms. They also asked that a note be placed on the applications stating that “*All corporations are required to be represented by an attorney*”.

No public comments were offered.

Correspondence:

1. Borough of Califon Council Meeting Minutes of 7/20/15

A motion to adjourn the meeting was made by Mr. Owens, seconded by Mr. Bedell. The Chairman adjourned the meeting at 8:40 p.m.

Respectfully submitted,

Barbara J. Margolese, Secretary