

**MINUTES OF THE
MENDHAM BOROUGH PLANNING BOARD
REGULAR MEETING
Monday, December 14, 2020
Garabrant Center, 4 Wilson Street, Mendham, NJ**

CALL TO ORDER/FLAG SALUTE

The regular meeting of the Mendham Borough Planning Board was called to order by Chairman Kraft, at 7:35PM electronically via Zoom and with limited seating at the Garabrant Center, 4 Wilson Street, Mendham, NJ.

OPENING STATEMENT

Adequate notice of this meeting was published in the Star Ledger and the Daily Record and was posted on the bulletin board in the Phoenix House in accordance with the Open Public Meetings Act and furnished to all those who have requested individual notice and have paid the required fee. The meeting is being conducted electronically, with Notice as required, consistent with the Governor's Emergency Declarations and the guidance issued by the NJ Department of Community Affairs along with limited seating at the Garabrant Center.

Electronic Notice and Agenda have been posted on the Borough's website and their content posted at the Garabrant Center. Meeting and Application materials have been posted and made available for public review in accordance with applicable Administrative Regulations. Members of the public are advised that the remote platform used for the meeting includes a function that allows the Planning Board to mute the audio of all members of the public, as well as allowing members of the public to mute themselves.

ROLL CALL

Chairman Kraft – Present	Mayor Glassner – Absent
Mr. Bradley - Absent	Mr. Kay – Present
Mr. Cascais – Present	Councilman Reilly – Present
Ms. Masse – Present	
Ms. Bushman - Present	

Alternate: Mr. Corona, Alternate I- Present
Alternate II - VACANT

Also present: Mr. Henry, Esq.

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MINUTES

Chairman Kraft asked for comments on the minutes of the **Regular Meeting of July 13, 2020**. There being no corrections, Mr. Kay made a motion to approve the minutes as written and Mr. Corona seconded.

ROLL CALL

In Favor: Chairman Kraft, Mr. Cascais, Ms. Masse, Ms. Bushman, Mr. Kay, Councilman Reilly, and Mr. Corona.

Opposed:

Abstain:

Motion Carried

RESOLUTION

- a. RESOLUTION OF THE MENDHAM BOROUGH PLANNING BOARD
ADOPTING EMERGENCY REMOTE MEETING PROTOCOLS,
PROCEDURES AND REQUIREMENTS FOR PUBLIC PARTICIPATION AT
REMOTE MEETINGS**

Chairman Kraft asked Mr. Henry to give an overview of Resolution and Mr. Henry proceeded to give a summary.

Chairman Kraft asked for comments on the Resolution. There being none, Councilman Reilly made a motion to approve the resolution and Ms. Masse seconded.

DISCUSSION

- a. PB# 1-18 Aryan at Mendham -Extension of Approval**
25 East Main St. (Block 1501 Lot 11)
Preliminary/Final Site Plan

Chairman Kraft asked Mr. Henry to give an overview of request for the Aryan extension. Mr. Henry proceeded to give the overview.

Chairman Kraft asked for comments. There being none, Mr. Corona made a motion to approve the extension of the variances and the preliminary and final site plan approval and Mr. Cascais seconded.

ROLL CALL

In Favor: Chairman Kraft, Mr. Cascais, Ms. Masse, Ms. Bushman, Mr. Kay, Councilman Reilly, and Mr. Corona.

Opposed:

Abstain:

Motion Carried

- b. Joint Land Use Board**

Chairman Kraft explained to the Board that the Borough was in the process of combining the Planning Board and the Board of Adjustment.

PUBLIC COMMENT

Chairman Kraft opened the meeting to the public for questions and comments on items not included on the agenda. There being none, the public session was closed.

ADJOURNMENT

There being no additional business to come before the Board, Motion was made by Mr. Cascais, seconded by Councilman Reilly. On a voice vote, all were in favor. Chairman Kraft adjourned the meeting at 7:55PM.

Respectfully submitted,

Lisa Smith

Lisa Smith

Land Use Coordinator