

MAYOR AND COUNCIL  
BOROUGH OF CLOSTER

REGULAR MEETING AGENDA – THURSDAY, DECEMBER 20, 2018 - 7:30 P.M

1. PROVISIONS OF OPEN PUBLIC MEETINGS ACT STATEMENT

This meeting is called pursuant to the provisions of the Open Public Meetings Act of the State of New Jersey, was published in The Record and Star Ledger on November 21, 2018 as a change in Meeting Date, was posted on the Municipal Clerk’s bulletin board, in accordance with statutory requirements, and has remained posted as the required notices under the Statute. In addition, a copy of the notice is and has been available to the public and is on file in the office of the Municipal Clerk.

2. ROLL CALL

3. MAYORAL PRESENTATION(S)

4. PRESENTATION(S)

5. PUBLIC HEARING AND ADOPTION OF THE FOLLOWING ORDINANCES @ 8:00 P.M. OR AS SOON THEREAFTER AS THE MATTER MAY BE HEARD:

These Ordinances were introduced at the Regular Meeting held 11/19/18, and were published in The Record issue of 11/26/18 as stated in the printer’s affidavit of publication. Reprint of these Ordinances were posted on the Municipal Bulletin Board in accordance with statutory requirements, and copies have been made available to the general public.

- a. ORDINANCE NO. 2018:1245, “AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 200 OF THE CODE OF THE BOROUGH OF CLOSTER TO CREATE AN AFFIRMATIVE MARKETING PLAN FOR AFFORDABLE HOUSING UNITS PURSUANT TO THE RECOMMENDATION OF THE BOROUGH’S AFFORDABLE HOUSING PLANNER AND IN ACCORDANCE WITH THE OBTAINING OF AN ORDER OF COMPLIANCE FOR THE BOROUGH’S AFFORDABLE HOUSING OBLIGATION”
- b. ORDINANCE NO. 2018:1246, “ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 200 OF THE CODE OF THE BOROUGH OF CLOSTER TO CREATE AFFORDABLE ACCESSORY APARTMENTS PURSUANT TO THE RECOMMENDATION OF THE BOROUGH’S AFFORDABLE HOUSING PLANNER AND IN ACCORDANCE WITH THE OBTAINING OF AN ORDER OF COMPLIANCE FOR THE BOROUGH’S AFFORDABLE HOUSING REQUIREMENTS”
- c. ORDINANCE NO. 2018:1247, “AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 200 ARTICLE II AND ARTICLE XI BUSINESS AREA OF THE CODE OF THE BOROUGH OF CLOSTER PURSUANT TO THE RECOMMENDATIONS OF THE BOROUGH’S AFFORDABLE HOUSING PLANNER AND IN ACCORDANCE WITH THE OBTAINING OF AN ORDER OF COMPLIANCE”
- d. ORDINANCE NO. 2018:1248, “AN ORDINANCE REPEALING AND REPLACING THE ENTIRE CONTENTS OF ARTICLE XIB, AFFORDABLE HOUSING, AND ARTICLE XIC, “REQUIRED GROWTH SHARE AFFORDABLE HOUSING OBLIGATION”, TO ADDRESS THE REQUIREMENTS OF THE FAIR HOUSING ACT AND THE UNIFORM HOUSING AFFORDABILITY CONTROLS (U.H.A.C.) REGARDING COMPLIANCE WITH THE BOROUGH’S AFFORDABLE HOUSING OBLIGATION”
- e. ORDINANCE NO. 2018:1249, “AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 200 OF THE CODE OF THE BOROUGH OF CLOSTER-AFFORDABLE HOUSING OVERLAY DISTRICT PURSUANT TO THE RECOMMENDATIONS OF THE BOROUGH’S AFFORDABLE HOUSING PLANNER AND IN ACCORDANCE WITH THE OBTAINING OF AN ORDER OF COMPLIANCE FOR THE BOROUGH’S AFFORDABLE HOUSING OBLIGATION”
- f. ORDINANCE NO. 2018:1250, “AN ORDINANCE APPROPRIATING A SUM NOT TO EXCEED \$30,500.00 FROM OPEN SPACE, RECREATION, FARMLAND, AND HISTORIC PRESERVATION TRUST FUND FOR PARK, FARMLAND, AND HISTORIC PRESERVATION IMPROVEMENTS”
- g. ORDINANCE NO. 2018:1251: “AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 200, "ZONING," SUBSECTION 200-2 “DESIGNATIONS”, SUBSECTION 200-3 “ADOPTION OF ZONING MAP”, SUBSECTION 200-5 “DEFINITIONS” AND SUBSECTION 200-52 THROUGH 54 “RESIDENTIAL QUADRUPLEX”, OF THE GENERAL ORDINANCES OF THE BOROUGH OF CLOSTER, COUNTY OF BERGEN, STATE OF NEW JERSEY, TO ADD A NEW RQ ZONE TO PROVIDE FOR A QUADRUPLEX RESIDENTIAL INCLUSIONARY DEVELOPMENT AND AMENDING THE ZONING MAP TO REZONE LOT 17 IN BLOCK 1605 FROM RESIDENTIAL AREA A TO RESIDENTIAL QUADRUPLEX (RQ)”

6a. VOTE ON CONSENT AGENDA ITEMS

RESOLUTIONS

7. \***TRANSFER RESOLUTION NO. 1** - AUTHORIZING THE TRANSFER OF 2018 BUDGET APPROPRIATIONS (Received from Assistant CFO 12/6/18) \***REQUIRES 2/3 MAJORITY VOTE**\* (Carried from RM 12/12/18)
8. RESOLUTION FOR APPROVAL TO SUBMIT A GRANT APPLICATION AND EXECUTE A GRANT CONTRACT WITH THE NEW JERSEY DEPARTMENT OF TRANSPORTATION FOR THE RAILROAD AVENUE PROJECT IDENTIFIED AS PROJECT LFIF-2019-RAILROAD AVENUE-00001 (Received from Administrator's office 12/14/18)
9. RESOLUTION DESIGNATING CLOSTER SWIM CLUB (BLOCK 1805, LOT 1) AS RECREATIONAL LAND (Requested by Borough Attorney WS 12/12/18) **TO BE PREPARED BY BOROUGH ATTORNEY**
10. RESOLUTION APPROVING ISSUANCE OF 2019 CERTIFICATE OF COMPLIANCE FOR ROAD STAR LIMOUSINE SERVICE FOR THE FOLLOWING LIMOUSINE: 2015 CHEVROLET SUBURBAN, VIN#1GNSKJKC5FR171015 (Completed application filed, appropriate fees paid and approvals received from Borough professionals)

MOTIONS

11. MOTION APPROVING THE FOLLOWING MINUTES – NO ABSTENTIONS:

a. REGULAR MEETING HELD DECEMBER 12, 2018

12. REPORTS  
(None received at the time of preparation of this Agenda)

6b. VOTE ON ITEMS REMOVED FROM THE CONSENT AGENDA

13. OPEN MEETING TO PUBLIC FOR ANY MATTER, PER N.J.S.A. 10:4-12 (a)  
(Subject to 5-minute limit per By-Laws General Rule No.11)

14. ANY OTHER MATTER WHICH MAY COME BEFORE THE GOVERNING BODY

15. ADJOURNMENT

ALL BUSINESS WILL TERMINATE AT 11:00 P.M.

MAYOR AND COUNCIL  
BOROUGH OF CLOSTER

WORK SESSION AGENDA – THURSDAY, DECEMBER 20, 2018 - 7:30 P.M.

1. PLEDGE OF ALLEGIANCE
2. PROVISIONS OF OPEN PUBLIC MEETINGS ACT STATEMENT

This meeting is called pursuant to the provisions of the Open Public Meetings Act of the State of New Jersey, was published in The Record and Star Ledger on November 21, 2018 as a change in Meeting Date, was posted on the Municipal Clerk’s bulletin board in accordance with statutory requirements, and has remained posted as the required notices under the Statute. In addition, a copy of the notice is and has been available to the public and is on file in the office of the Municipal Clerk.

3. ROLL CALL
4. REVIEW AND DISCUSSION OF COMMUNICATION ITEMS
  - a. MAIL LIST OF DECEMBER 13, 2018
5. REVIEW AND DISCUSSION OF CONSENT AGENDA ITEMS FROM REGULAR MEETING  
(Refer to Regular Meeting Agenda of December 20, 2018)

6. COMMITTEE REPORTS

- A. FINANCE AND TECHNOLOGY – YAMMARINO (DEVLIN/WITKO)
  - 1) REPORT RE FINANCE COMMITTEE MEETINGS
  - 2) REPORT RE TECHNOLOGY COMMITTEE MEETINGS
  - 3) LIAISON REPORTS
    - a. Historic Preservation Commission
    - b. Recreation Commission
- B. PUBLIC SAFETY - LATNER (CHUNG/YAMMARINO)
  - 1) REPORT RE PUBLIC SAFETY COMMITTEE MEETINGS
  - 2) LIAISON REPORTS
    - a. Board of Education – NVRHS
    - b. Library Board of Trustees
- C. PUBLIC WORKS - CHUNG (AMITAI/LATNER)
  - 1) REPORT RE PUBLIC WORKS COMMITTEE MEETINGS
  - 2) LIAISON REPORTS
    - a. Fire Department
    - b. Zoning Board of Adjustment
    - c. Northern Valley Greenway
  - 3) Special Mayoral Assignment – Stigma Free (WS 6/27/18)
- D. ORDINANCES - DEVLIN (WITKO/AMITAI)
  - 1) REPORT RE ORDINANCE & LEGISLATIVE COMMITTEE MEETINGS
  - 2) LIAISON REPORTS
    - a. Environmental Commission (Voting member)
    - b. Shade Tree Commission (Voting member)

CLOSTER MAYOR AND COUNCIL  
WORK SESSION AGENDA – THURSDAY, DECEMBER 20, 2018 – 7:30 P.M.

6. COMMITTEE REPORTS (Continued)

E. HUMAN RESOURCES – WITKO (CHUNG/LATNER)

- 1) REPORT RE PERSONNEL COMMITTEE MEETING(S)
- 2) LIAISON REPORTS
  - a. Board of Education – Closter Public Schools
  - b. Board of Health

F. LAND USE AND CONSTRUCTION - AMITAI (DEVLIN/YAMMARINO)

- 1) REPORT RE CONSTRUCTION DEPARTMENT MEETING(S)
- 2) LIAISON REPORTS
  - a. Planning Board (Voting member)
  - b. Improvement Commission (Voting member)

G. MAYOR’S LIAISON REPORT

- a. Ambulance Corps
- b. Borough Engineer
- c. Senior Citizens
- d. Northern Valley Mayor’s Association

7. OLD BUSINESS

- a. Borough Attorney report re consultation with Borough Engineer re follow up on status of EMERGENCY REPAIRS TO BE MADE AT DWARSKILL BRIDGE ON BLANCH AVENUE ALONG THE NORWOOD BORDER (Requested by Mayor WS 12/12/18)
- b. Borough Administrator to review Open Space Trust Fund and report re \$50,000 request by CLOSTER NATURE CENTER for DEER EXCLUSION FENCE PROJECT (Discussed at WS 12/12/18)
- c. Follow up re possible acceptance of NOMINATION REPORT FOR HISTORIC DESIGNATION OF THE MAC BAIN HOUSE AND FARM (Discussed at WS 12/12/18)

8. NEW BUSINESS

9. OPEN MEETING TO THE PUBLIC FOR ANY MATTER PER NJSA 10:4-12(A) SUBJECT TO A 5-MINUTE LIMIT (PER GENERAL RULE NUMBER 11) EXCEPT FOR ITEMS SCHEDULED FOR PUBLIC HEARING AT THE REGULAR MEETING

10. DISCUSSION OF PUBLIC COMMENTS, IF APPROPRIATE

11. ANY OTHER MATTER WHICH MAY PROPERLY COME BEFORE THE GOVERNING BODY

12. ADJOURNMENT

**MAIL LIST**  
DECEMBER 13, 2018

NO.	DATE REC'D	DATE	FROM	SUBJECT *COPY ATTACHED	AGENDA/ COMMITTEE/ LIAISON
1.	12/06/18	12/04/18	Alexandra M. Goodman, Closter Board of Health Secretary/Licensing Official/Registrar, to Loretta Castano c: Borough Attorney Borough Administrator Board of Health Members	*Certified copies of the following Ordinances adopted at a Special Meeting held 12/4/18: <b>a. No. 2018-1</b> , “An Ordinance to Determine the Rate, Amount, Salaries, Wages and Compensation and the Method of Payment Thereof to Persons Holding Certain Offices and Positions of Employment in the Board of Health, Borough of Closter, New Jersey” for the Years 2018 and 2019, or as otherwise noted (Introduced 9/20/18 – see also 6 M.L. 9/27/18) <b>b. No. 2018-2</b> , “An Ordinance Amending Code Section 250-33, Food Handlers and Managers Certification” (Introduced at the Special Meeting held 10/16/18 – see also 6. M.L. 10/18/18)	Borough Administrator Witko/Health  Witko/Health
2.	12/07/18  12/11/18	12/07/18  12/07/18	R. Scott King, Esq., DeCotiis, FitzPatrick Cole & Giblin, LLP, Planning Board Attorney, to Mayor and Council c: Mark Maddaloni, Rose Mitchell, Loretta Castano, Arthur Dolson, Christopher Statile, P.E.	* <b>a.</b> E-mailed letter confirming the Closter Planning Board has deemed ordinances submitted by the Mayor and Counsel to be consistent with the Master Plan <b>b.</b> <i>Original</i> letter confirming the Closter Planning Board has deemed ordinances submitted by the Mayor and Counsel to be consistent with the Master Plan: Ordinance Nos. 2018:1245, 2018:1246, 2018:1247, 2018:1248, 2018:1249 and 2018:1251 (Copy to Borough Attorney)	Borough Attorney Amitai/Planning  Borough Attorney Amitai/Planning
3.	12/07/18	12/07/18	Marilyn Johnson, Office of the Bergen County Clerk, to <a href="mailto:boroclerk@closternj.us">boroclerk@closternj.us</a> c: <a href="mailto:rando@closter.bccls.org">rando@closter.bccls.org</a>	*Bergen County Satellite Office to be held on 6/18/19; 6/19/19 & 6/20/19 at the Closter Public Library, 280 High Street, from 10:00 a.m. to 2:00 p.m. (Posted on Municipal Clerk’s Bulletin Board on 12/13/18)	
4.	12/07/18	12/07/18	Marc N. Schrieks, Deputy Chief of Staff, County Executive James J. Tedesco III, to Bergen County Clerks	*Invitation from Bergen County Executive and Board of Chosen Freeholder to attend Kwanzaa Ceremony to be held Tuesday, 12/18/18 @ 5:30 p.m., One Bergen County Plaza, Hackensack, 5 <sup>th</sup> Floor, Freeholder Public Meeting Room (Posted on Municipal Clerk’s Bulletin Board on 12/13/18)	
5.	12/07/18	12/12/18	William Howard, DPW Employee c: Arthur Dolson William Dahle, III	*Notice of retirement effective 2/1/19 after 39 years of service with the Borough (Copy to DPW Superintendent, Pension Certifying Agent, Borough Administrator)	Chung/Public Works

6.	12/07/18	12/07/18	Kerry Kirk Pflugh, Director, Office of Local Government Assistance, NJDEP	<p><b>*NJDEP Weekly Update – December 7, 2018</b></p> <p>a. Trenton Family Festival  b. NJDEP Solar Siting Analysis Guide for Communities  updated website link  c. Holiday Activities at State Parks</p>	
7.	12/07/18  12/10/18  12/13/18	12/07/18  12/10/18  12/13/18	NJLM – New Jersey State League of Municipalities	<p><b>*a. Weekly Round-Up – December 7, 2018</b></p> <p>I. State Issues:  a. Update on Marijuana Legalization (Copy to Chief Kaine, Board of Health)  b. \$15 Minimum Wage Legislation Introduced  c. Department of Agriculture Makes Substantial Changes to Proposed Beekeeping Rules (Copy to Board of Health)  d. New Jersey Opioid Litigation – Municipal &amp; County Survey Deadline Extend to December 19</p> <p>II. Federal Issue  a. GSA Survey Seeks Local Government Input to Assist with Identifying Broadband Assets</p> <p>III. League Conference Follow Up  a. Do Not Forget to Claim Your CEU’s from the 2018 NJLM Annual Conference!  b. The Conference App is Still Available!  c. Exhibits at the Annual Conference</p> <p><b>b. Daily Update – December 10, 2018</b> re Education Opportunities for Newly Elected Officials</p> <p><b>c. Daily Update – December 13, 2018</b>  Assembly to Vote on Bill Giving Control of Vegetation Management in ROW to Electric Utilities – scheduled for vote before the Assembly on 12/17/18 – <b><u>Please contact State representatives to let them hear your concerns!!</u></b>  Copy to Shade Tree Commission</p>	<p>Borough Attorney  Latner/Public Safety  Witko/Health</p> <p>Borough Attorney  Witko/Health  Borough Administrator</p> <p>Borough Attorney  Borough Administrator  Devlin/Shade Tree</p>
8.	12/07/18	12/04/18	Anthony Fontana, Chief, NJDEP Bureau of Solid Waste Permitting, to Mayor John C. Glidden. Jr.	<p>*Application for a Solid Waste Facility Permit – Transfer of Ownership; SW Transfer Station Permit; IWS Transfer Systems of NJ Inc.; Closter Borough, Bergen County; Facility ID No.: 131858; Permit No.: TRP180001 and informing Application will be on file in Borough Clerk’s Office (Copy to Borough Administrator, DPW Superintendent)</p>	<p>Borough Attorney  Borough Administrator  Chung/Public Works</p>
9.	12/07/18	11/08/18	George D. Cascino, Cascino Engineering, to Anthony Fontana, Chief, NJDEP Bureau of Solid Waste Permitting c: Ronald Benson, Alan Ashkinaze, Liza Miele	<p>*Copy of Application for a Solid Waste Facility Permit – Transfer of Ownership; SW Transfer Station Permit; IWS Transfer Systems of NJ Inc.; Closter Borough, Bergen County; Facility ID No.: 131858; Permit No.: TRP180001 – letter only! COMPLETE APPLICATION ON FILE IN BOROUGH CLERK’S OFFICE (Copy to Borough Administrator, DPW Superintendent)</p>	<p>Borough Attorney  Borough Administrator  Chung/Public Works</p>

10.	12/07/18	12/04/18	Paul Crosby, LSRP, Senior Project Manager, The Vertex Companies, Inc., to NJDEP Bureau of Case Assignment and Initial Notice, Site Remediation Program c: Closter Borough Clerk	*Response Action Outcome, Child Care Center/Educational Facility Remediation Form and Case Inventory Document for <i>Gan Aviv Nursery School and Daycare Facility at Temple Emanu-El</i> , 180 Piermont Road, Closter, Bergen County, NJDEP Program Interest #466801 (Copy to Board of Health, Construction Official, Environmental Commission)	Witko/Health Amitai/Construction Devlin/Environmental
11.	12/11/18	09/26/18	Brian Kirkpatrick, Weston Solutions, Inc., to Loretta Castano	*Attachment A – Freshwater Wetlands Application Checklist for Application to the NJDEP, Division of Land Use Regulation for Letter of Interpretation - Line Verification and Flood Hazard Area – Applicability Determination from Gregory Eiband, CIH, Project Manager, <i>Rockland Electric</i> Company for Block 1104, Lot 9, 15 Michaels Lane - letter only! See also 6. M.L. 12/06/18 (Copy letter only to Environmental Commission, Planning Board, Construction Official)	Borough Engineer Devlin/Environmental Amitai/Planning
12.	12/11/18	No Date	Bergen County Department of Parks, Division of Parks and Recreation, Division of Cultural and Historic Affairs, to Loretta Castano	* Notice of Public Hearing on Proposed 2018 Bergen County Open Space, Recreation, Floodplain Protection, Farmland & Historic Preservation Trust Fund to be held 1/7/19 @ 7:00 p.m. at the County Administration Building, One Bergen County Plaza, 4 <sup>th</sup> Floor Learning Center, Hackensack (Posted on Municipal Clerk's Bulletin Board 12/13/18)	
13.	12/11/18	12/05/18	Gjon & Marija Lleshaj, 74 County Road, Cresskill, to Borough Clerk	*Notice of Zoning Board of Adjustment Hearing to be held 12/19/18 @ 8 p.m. re the Application of Gjon & Marija Lleshaj for variances for subject property 376 Anderson Avenue, Block 2304, Lot 30	Chung/Zoning
14.	12/11/18	12/07/18	Bergen County Municipal Joint Insurance Fund to Member Municipalities of Bergen County Municipal Joint Insurance Fund, Municipal Excess Liability Residual Claims Fund, NJ Municipal Environmental Risk Management Fund, Municipal Excess Liability Joint Insurance Fund, to Municipal Clerk	*Public Meeting Notice of Annual Reorganization Meetings as follows: <u>Bergen County Municipal Joint Insurance Fund</u> - 1/17/19 @ 5:30 p.m. at Seasons Restaurant, Washington Township - <b>Invitation with RSVP form enclosed separately for Mayor and Council/Administrator/Clerk</b> <u>Municipal Excess Liability Residual Claims Fund (RCF)</u> - 1/2/19 @ 10:30 a.m. at the Forsgate Country Club, Jamesburg; <u>NJ Municipal Environmental Risk Management Fund (EJIF)</u> - following the RCF @10:50 a.m.; <u>Municipal Excess Liability Joint Insurance Fund</u> - following the EJIF @11:15 a.m.; Also requesting a copy of the Agreement between the Authority and their Risk Management Consultant with Model Agreement enclosed (Copy to Risk Management Consultant, Joint Insurance Fund Commissioner) Posted on Municipal Clerk's Bulletin Board 12/13/18	Borough Attorney Resolution/ Agreement

15.	12/11/18 Hand del'd	09/19/18	Zonie LeSane, CPM, Contract Administrator, Bergen County Open Space Trust Fund, Via e-mail only to Mr. Dolson	*2017 Bergen County Open Space Trust Fund Municipal Program Grant Award of \$29,532.00 awarded by the Board of Chosen Freeholders on 8/1/18 (Ruckman Park Walking Path Lighting Project Phase II - \$29,532.00) – see also 15. M.L. 5/10/18	Administrator/Grants
16.	12/11/18	12/11/18	Ann H. Bistriz, CMC, RMC, CMR, Clerk Administrator, Borough of Harrington Park, Assistant Executive Director, Bergen County League of Municipalities, to Bergen County Clerks	*Certified copy of Resolution adopted 12/11/18 Opposing North Bergen Liberty Generating Power Plant (Copy to Board of Health, Environmental Commission)	Witko/Health Devlin/Environmental
17.	12/12/18	12/12/18	Lara Rodriguez, Clerk to the Bergen County Board of Chosen Freeholders, to Bergen County Municipal Clerks	<b>*Certified copy of the following Ordinance Adopted 12/5/18 (Introduced 11/20/18 – see also 12. M.L. 11/29/18):</b> <b>18-37:</b> Ordinance for the Establishment of Reasonable Regulations Appropriate for controlling the Qualifications of Prospective Bidders to be Awarded for Public Works Contracts	
18.	12/12/18	11/26/18	PERMA Risk Management Services to Bergen County Municipal Joint Insurance Fund c: Fund Commissioners Risk Management Consultants Fund Professionals	*2019 Adopted Budgets: <b>a.</b> Bergen County Municipal Joint Insurance Fund approved 11/19/18 <b>b.</b> Municipal Excess Liability Joint Insurance Fund (MEL) adopted 11/14/18; and informing Environmental Joint Insurance Fund (E-JIF) adopted 10/17/18; Residual Claims Fund (RCF) adopted 10/17/18 (previously mailed on 10/26/18 – see also 8. M.L. 11/1/18) Copy to Risk Management Consultant, Joint Insurance Fund Commissioner (Posted on Municipal Clerk's Bulletin Board on 12/13/18!)	
19.	12/12/18	12/12/18	Donald M. Farrell, Treasurer and Board Member, Belskie Museum of Art & Science Inc.	*Request for approval to serve wine at the monthly opening receptions during calendar year 2019 (Copy to Risk Management Consultant, Police Chief)	Reorganization Meeting Agenda 1/2/2019
20.	12/13/18	12/10/18	Lindsay Volpitta, Secretary, Borough of Norwood Planning Board, to Loretta Castano	*Notice of <b>Borough of Norwood</b> Planning Board Adoption of the 2018 Master Plan on Wed., 12/5/18 – see also 4. M.L. 11/29/18 (Copy to LUC/Planning Board)	Amitai/Planning

**ALSO DISTRIBUTED:**

Unapproved Minutes of Regular Meeting held December 12, 2018