

**PLANNING BOARD**  
**BOROUGH OF CLOSTER, NEW JERSEY**  
**Minutes of Regular Monthly Meeting**  
Thursday,  
November 29<sup>TH</sup>, 2018  
8:00 P.M.

Prepared & Submitted by:  
Rose Mitchell  
Planning Board Coordinator

PLANNING BOARD  
BOROUGH OF CLOSTER, NEW JERSEY  
Regular Monthly Meeting  
Thursday,  
November 29<sup>th</sup>, 2018

Dr. Maddaloni called to order the Regular Monthly Meeting of the Planning Board of the Borough of Closter, New Jersey held on Thursday, November 29<sup>th</sup>, 2018 in the Council Chambers of the Borough Hall to order at 8:10 PM. He stated that the meeting was being held in compliance with the provisions of the Open Public Meetings Act of the State of New Jersey and had been advertised in the newspaper according to law. He advised that the Board adheres to a twelve o'clock midnight curfew and no new matters would be considered after 11:00 P.M.

Dr. Maddaloni invited all persons present to join the Board in reciting the Pledge of Allegiance.

The following Planning Board members and professional persons were present at the meeting:

Dr. Maddaloni- (Chair)  
Mr. Paltos- (Vice-Chair)-8:38PM  
Mayor Glidden  
Ms. Heymann  
Dr. Barad  
Ms. Brewster  
Mr. DiDio  
Ms. Corso  
Mr. King- Board Attorney  
Mr. DeNicola-, Boswell Engineering  
Rose Mitchell – Planning Board Coordinator

The following Planning Board members and professional persons were absent from the meeting:

Councilwoman Amitai  
Mr. Freyre  
Ms. Batool

Dr. Maddaloni read correspondence list. There were no comments regarding mentioned.

Ms. Mitchell spoke of proposed 2019 PB meeting dates.

**COAH Matter**: Review & Discussion of Council introduced Ordinances for purpose of Consistency with the Borough Master Plan:

Dr. Maddaloni spoke of purpose of this meeting. Mr. King clarified what would be voted on at meeting; also speaking of what was conducted at previous meetings. Ms. Reiter commented on same. She stated that there were no changes from the drafts. Dr. Maddaloni asked for further clarification regarding the way the ordinance reads and how this would affect the living space pertaining to same sex marriages. Ms. Reiter responded speaking of how the Borough's current ordinance reads. Ms. Reiter continued to speak of ordinance(s). The Board discussed same. Ms. Reiter stated that she believed that all ordinances presented were consistent with the Borough's current Master Plan further speaking of the Master Plan and the Fair Share Plan & Housing

Element. Ms. Heymann spoke of the Historic element section of the Plan. Ms. Reiter spoke of mapping also speaking of the Historic Preservation element in the Master Plan. Ms. Reiter continued to speak of ordinance(s). Mr. King commented on same. The Board also discussed. Mr. King stated he would be preparing a letter from the PB to the Council regarding Board's vote pertaining to ordinance(s) consistency. Motion was made by Dr. Barad & seconded by Ms. Heymann regarding ordinance # 2018:1245 being consistent with the Borough's Master Plan. All present were in favor of consistency. Motion was made by Ms. Heymann & seconded by Mr. DiDio regarding ordinance # 2018:1246 being consistent with the Borough's Master Plan. All present were in favor of consistency. Motion was made by Dr. Barad & seconded by Mr. DiDio regarding ordinance # 2018:1247 being consistent with the Borough's Master Plan (also including mentioned recommended Historic Element). All present were in favor of consistency. Motion was made by Mr. DiDio & seconded by Mayor Glidden regarding ordinance # 2018:1248 being consistent with the Borough's Master Plan. All present were in favor of consistency. Motion was made by Mayor Glidden & seconded by Ms. Heymann regarding ordinance # 2018:1249 being consistent with the Borough's Master Plan. All present were in favor on consistency. Motion was made by Ms. Heymann & seconded by Mr. Pialtos regarding ordinance # 2018:1251 being consistent with the Borough's Master Plan. All present were in favor of consistency.

Dr. Maddaloni thanked the board for all their hard work on this.

Motion was made by Ms. Heymann & seconded by Mr. DiDio to adjourn meeting. Meeting was adjourned at 9:13PM.