

Call to Order:

The reorganization meeting of the Monroe Township Zoning Board of Adjustment was called to order at 7:02 p.m. by Mrs. Farrell who read the following statement: “Notice of this meeting was given as required by the Open Public Meetings Act. This notice was sent in writing to the South Jersey Times on December 22, 2016. A copy was posted on the second floor bulletin board of Town Hall and a copy was given to the Township Clerk.”

The Board saluted the flag.

Roll call: Present – Ms. Fox, Mr. Fritz, Mr. Kozak, Mr. Manfredi, Mr. Mercado, Mr. Salvadori, Mr. McLaughlin. Absent – Mr. O’Reilly, (excused). Also present – Mr. Garbowski, Council Liaison. Mrs. Farrell informed the Board that Mr. Carney resigned from the Board as of today.

Reorganization:

1. Appointments to the Board by Council:

- | | | |
|-------------------|---------------------|---|
| a.) Ms. Fox | Class IV Member | 4 year term to expire 12/31/20 |
| b.) Mr. Mercado | Class IV Member | 4 year term to expire 12/31/20 |
| c.) Mr. O’Reilly | Alternate I Member | 2 year term to expire 12/31/18 |
| d.) Mr. Carney | Alternate II Member | 1 year term to expire 13/31/17 (resigned) |
| e.) Mr. Garbowski | Council Liaison | 1 year term to expire 12/31/17 |

2. Election of Chairman:

Mrs. Farrell opened nominations for the election of Chairman. Mr. McLaughlin nominated Mr. Salvadori, seconded by Mr. Mercado. With no other nominations Mrs. Farrell cast a vote for Mr. Salvadori as Chairman. Mr. Salvadori thanked the Board.

3. Election of Vice Chairman:

Mr. Salvadori opened nominations for the election of Vice Chairman. Mr. Mercado nominated Mr. McLaughlin, seconded by Mr. Manfredi. With no other nominations Mrs. Farrell cast a vote for Mr. McLaughlin as Vice Chairman.

4. Reorganization Resolutions:

1. #17-01 – Board Secretary

Mr. McLaughlin nominated Mrs. Farrell as Board Secretary, seconded by Mr. Fritz. With no other nominations, the Board appointed Mrs. Farrell as Board Secretary.

Reorganization: (continued)

2. #17-02 – Official Newspaper

Motion by Mr. McLaughlin, seconded by Mr. Fritz to approve the South Jersey Times as the official newspaper for the Board. Voice vote; all ayes, motion passed.

3. #17-03 – Schedule of Meetings

Mrs. Farrell reviewed the meeting dates with Board. Motion by Mr. Fritz, seconded by Mr. McLaughlin to approve the schedule of meetings for 2017. Voice vote; all ayes, motion passed.

4. #17-04 – Solicitor

Mr. Salvadori opened nominations for Board Solicitor. Mr. McLaughlin nominated the firm of Long Marmero, seconded by Mr. Fritz. Roll call vote: Ayes – Mr. McLaughlin, Mr. Fritz, Ms. Fox. Nays – Mr. Kozak, Mr. Manfredi, Mr. Mercado, Mr. Salvadori. Abstentions – Zero. 3 ayes, 4 nays, nomination failed. Mrs. Farrell stated that the nomination for the firm of Long Marmero failed. The Clerk's office will have to advertise for new RFP's (Request for Professional Services). The Board authorized Mrs. Farrell to inform the Clerk.

5. #17-05 – Engineer

Mr. Salvadori opened nominations for Board Engineer. Motion by Mr. McLaughlin, seconded by Mr. Mercado to appoint Mr. Sander as Board Engineer. Roll call vote: Ayes – Mr. McLaughlin, Mr. Mercado, Ms. Fox, Mr. Fritz, Mr. Kozak, Mr. Manfredi, Mr. Salvadori. Nays – Zero. Abstentions – Zero.

6. #17-06 – Planner

Mr. Salvadori opened nominations for Board Planner. Motion by Mr. Fritz, seconded by Mr. McLaughlin to appoint the firm of Maser Consulting as Board Planner. Roll call vote: Ayes – Mr. Fritz, Mr. McLaughlin, Ms. Fox, Mr. Kozak, Mr. Manfredi, Mr. Mercado, Mr. Salvadori. Nays – Zero. Abstentions – Zero.

7. #17-07 – Clerk Transcriber

Mr. Salvadori opened nominations for Clerk Transcriber. Motion by Mr. McLaughlin, seconded by Mr. Kozak to appoint Ninette Orbaczewski as Clerk Transcriber. Roll call vote: Ayes – Mr. McLaughlin, Mr. Kozak, Ms. Fox, Mr. Fritz, Mr. Manfredi, Mr. Mercado, Mr. Salvadori. Nays – Zero. Abstentions – Zero.

Reorganization: (continued)

4. Reorganization Resolutions: (continued)

8. #17-08 – Rules & Regulations

Motion by Mr. McLaughlin, seconded by Mr. Mercado to adopt the rules and regulations of the Board. Roll call vote: Ayes – Mr. McLaughlin, Mr. Mercado, Ms. Fox, Mr. Fritz, Mr. Kozak, Mr. Manfredi, Mr. Salvadori. Nays – Zero. Abstentions – Zero.

9. #17-09 – Conflict Solicitor

Mr. Salvadori opened nominations for a Board Conflict Solicitor. Mr. McLaughlin nominated the firm of Long Marmero, seconded by Mr. Mercado. Roll call vote: Ayes – Mr. McLaughlin, Mr. Mercado, Ms. Fox, Mr. Fritz, Mr. Kozak, Mr. Manfredi, Mr. Salvadori. Nays – Zero. Abstentions – Zero.

Memorialization of Resolutions – 2016:

Mr. Salvadori stated that since there wasn't a Solicitor present at the meeting he would like to postpone the memorialization of resolutions to the next meeting. Motion by Mr. Kozak, seconded by Mr. McLaughlin to postpone the memorialization of resolutions to the next meeting. Voice vote; all ayes, motion passed.

Public Portion:

Motion passed to open the meeting to the public.

1. Mr. Teefy stated that Long Marmero has been the Board Solicitor for some time and wanted to know why they weren't reappointed. Mr. Salvadori replied that he personally would like to see some other proposals. Mr. Teefy replied that Long Marmero is good enough for the conflict attorney. Mr. Salvadori stated that in his opinion, there are many applications that Mr. Marmero was working on and it would be hard to make the transition without his expertise on those matters. Mr. Manfredi commented that it is the same as what happened to Pat Carney, he was here for many years; same reasons.

Motion passed to close the meeting to the Board.

Reports:

1. Mr. Salvadori congratulated Mr. Garbowski on being appointed as Council Liaison to the Board. He stated that he hopes everyone has a happy, safe, healthy, and prosperous New Year.

Approval of Minutes:

1. 7/12/16 regular meeting.
2. 12/13/16 regular meeting.

Motion by Mr. McLaughlin, seconded by Mr. Mercado to approve the minutes from the July 12, 2016 and the December 13, 2016 regular meetings. Voice vote; all ayes, motion passed.

Adjournment:

The meeting was adjourned at 7:20 p.m.

These minutes are an extract from the meeting that was held on the above date and are not a verbatim account or to be construed as an official transcript of the proceedings. The tape of the meeting is stored in the office of the Board.

Ninette Orbaczewski
Clerk Transcriber