

RAMSEY PLANNING BOARD
MINUTES OF MEETING HELD ON JULY 18, 2023

REGULAR MEETING

Mr. Carey called the regular meeting of the Ramsey Planning Board to order at or around 7:30 p.m.

PLEDGE OF ALLEGIANCE

Mr. Verdone led the Pledge of Allegiance.

ANNOUNCEMENT BY CHAIRMAN IORIO

This meeting is being held in accordance with the Sunshine Law. **Mr. Carey** read the Open Public Meetings Law notice.

MEMBERS	PRESENT	ABSENT
Mr. Carey	X	
Councilwoman Cusick	X	
Mr. Garbasz		X
Mr. Grissoni, Alt 1	X	
Mr. Palumbo	X	
Mr. Strollo	X	
Mr. Verdone	X	
Mr. Zabala		X
Mayor Dillon	X	
Chairman Iorio		X

IN ATTENDANCE	PRESENT	ABSENT
Mr. Whitaker, Board Atty.	X	
Mr. Hals, Board Engineer		X
Ms. Lupo, Admin. Secretary	X	

APPROVAL OF MINUTES

A motion to approve the minutes of 06/20/23 was made by Councilwoman Cusick, seconded by Mr. Verdone. All eligible member voted in favor. **Carried.**

CORRESPONDENCE - None

WAIVER APPLICATIONS

Applicant: Concord Management, LLC
Location: 500 North Franklin Turnpike, Suite 312B
Leased Area: 300 sq. ft.
Proposed Business: Consulting Office

The office will be open 5 days a week, Monday through Friday 9:00 AM to 6:00 PM. The number of employees is 1 F/T and the number of parking spaces is 2.

Applicant: SNT Consulting LLC
Location: 600 Lake Street, Suite A
Leased Area: 1,046 sq. ft.
Proposed Business: Consulting Office

The office will be open 5 days a week, Monday through Friday 9:00 AM to 5:00 PM. The number of employees is 3 F/T and the number of parking spaces is 6.

Applicant: North Jersey Health & Wellness LLC
Location: 35 S. Spruce Street
Leased Area: 3,178 sq. ft.
Proposed Business: Wellness Center

The business will be open 5 days a week, Monday through Friday 9:00 AM to 5:00 PM. The number of employees is 4 F/T and 2 P/T and the number of parking spaces is 16.

A motion to approve the waivers, subject to the approval of the Construction Official, Board of Health and Fire Official, was made by Councilwoman Cusick, seconded by Mr. Garbasz.

Roll Call: AYES: Mr. Carey, Councilwoman Cusick, Mr. Grisoni, Mr. Palumbo, Mr. Strollo, Mr. Verdone, Mayor Dillon

NAYES:

ABSTAIN:

ABSENT: Mr. Garbasz, Mr. Zabala, Chairman Iorio

Carried.

PUBLIC COMMENTS - None

COMMENTS OF BOARD MEMBERS - None

ORDINANCES - None

PUBLIC HEARING - None

Committee Reports:

Subdivision Committee: Nothing to report

Application Review Committee: Nothing to report

Finance Committee: Vouchers/Performance Bonds/Letter of Credit: Nothing to report

Master Plan & Zoning Committee: Nothing to report

Procedures Committee: Nothing to report

Capital Improvement & Public Lands: Nothing to report

RESOLUTIONS

14 Mechanic Real Estate LLC, Block 4902, Lot 10; 14 Mechanic Street
Site Plan and Soil Movement

A motion to waive the reading of the resolution was made by Mr. Grissoni, seconded by Mr. Palumbo.

A motion to approve the resolution as drawn was made by Councilwoman Cusick, seconded by Mr. Grissoni.

Roll Call:	AYES:	Mr. Carey, Councilwoman Cusick, Mr. Grissoni, Mr. Palumbo, Mr. Verdone,
	NAYES:	
	ABSTAIN:	Mr. Strollo, Mayor Dillon
	ABSENT:	Mr. Garbasz, Mr. Zabala, Chairman Iorio

Carried.

NEW BUSINESS - None

OLD BUSINESS

Mr. Carey announced the application for Quality of Bergen LLC-Continuation has been carried to August 15, 2023. No new notices are required.

ADJOURNMENT

A motion was made by Mayor Dillon, seconded by Councilwoman Cusick to adjourn the regular meeting at 7:45 P.M.