

REGULAR MEETING OF THE EAST NEWARK PLANNING BOARD
COUNCIL CHAMBERS
BOROUGH HALL
34 SHERMAN AVENUE
EAST NEWARK, NEW JERSEY 07029
APRIL 25, 2024
MINUTES

PUBLIC STATEMENT

ADEQUATE NOTICE OF THIS MEETING BEING HELD ON THIS 25TH DAY OF APRIL, 2024 HAS BEEN PROVIDED BY THIS BOARD TO ALL APPLICABLE PARTIES, AGENCIES AND AUTHORITIES. THIS MEETING IS BEING HELD AND CONDUCTED IN ACCORDANCE WITH P.L. 1975, CHAPTER 231 OF THE LAWS OF THE STATE OF NEW JERSEY.

AGENDA

1. Approval of Minutes for March 28, 2024, Regular Meeting
2. Resolution: Case 2024-02, East Newark Town Center, LLC, 900 Passaic Avenue, Block 12, Lot 1 in the Borough of East Newark, NJ.
3. Old Business: None
4. New Business: None

CHAIRPERSON, RAY GRAHAM, CALLED MEETING TO ORDER AT 7:09 P.M. THE PLEDGE OF ALLEGIANCE WAS RECITED. THE SECRETARY CALLED THE ROLL CALL.

MEMBERS	PRESENT	ABSENT
MAYOR DINA M. GRILO		X
COUNCILMEMBER CHRIS REIS	X	
BILLY EREZUMA		X
RAY GRAHAM	X	
KELLY CORBLIES		X
MICHAEL MANCINI	X	
CATERINA GUIMARAES		X
ERIC MULRENAN	X	
CRISTINA GONZALEZ	X	
DONNA O'DONNELL		X

As five (5) members of the East Newark Planning Board are Present, a QUORUM was established.

ALSO PRESENT: GARY J. CUCCHIARA, ESQUIRE, BOARD COUNSEL AND MARY C. GAINES, SECRETARY TO THE PLANNING/ZONING BOARD.

MOTION TO ACCEPT AGENDA FOR THE REGULAR MEETING OF APRIL 25, 2024.

MOTION BY BOARDMEMBER MULRENAN
SECONDED BY BOARDMEMBER MANCINI

ALL IN FAVOR VOTING AYE, MOTION WAS CARRIED

APPROVAL OF MINUTES

WHEREAS, copies of the minutes of the following meeting has been provided to the members and reviewed by the members of the East Newark Planning Board:

Regular Meeting on March 28, 2024.

NOW THEREFORE, BE IT RESOLVED, that all of the aforementioned minutes of said meeting be and are hereby approved.

MOTION BY BOARDMEMBER MANCINI
SECONDED BY BOARDMEMBER REIS

ALL IN FAVOR VOTING AYE, MOTION WAS CARRIED.

RESOLUTIONS:

Case 2402 for Amended Site Plan for East Newark Town Center, LLC, 900 Passaic Avenue, Block 12, Lot 1, East Newark, NJ

MOTION BY BOARDMEMBER REIS
SECONDED BY BOARDMEMBER MANCINI

REIS-AYE, GONZALEZ-AYE, MULRENAN-AYE, MANCINI-AYE, GRAHAM-AYE, MOTION WAS CARRIED

OLD BUSINESS: NONE

NEW BUSINESS: NONE

OPEN TO THE PUBLIC: CHAIRMAN GRAHAM NOTED THAT THERE WAS NO PUBLIC PRESENT AND CLOSED THE MEETING TO THE PUBLIC

Mr. Cucchiara asked the Secretary if there was anything for the next meeting. Mrs. Gaines stated that McKinley Mertz, the Borough Planner sent a Land Use Element that

will be forwarded to the Board Members for review and comments. They would like to have that come up before the Board at the next meeting on May 23, 2024.

Mr. Mancini asked if the Board members will be notified of when the phases for ENTC will be done and ready to open. He expressed the interest because he also serves on the School Board and is interested to know if there will be an additional school load.

Mr. Cucchiara stated that the Engineer goes through the conditions of the Resolution. One of the conditions is that they complete and satisfy all prior conditions of the 2019 approval as well as these. There are a lot of conditions that need to be met. They agreed to all of the requirements. The Borough will keep an eye on this project and I'm sure it will be one the Board will be proud of. If they make a change, they would need to present it to the Mayor and Council who will keep an eye on it.

MOTION TO ADJOURN MEETING:

MOTION BY BOARDMEMBER REIS
MOTION SECONDED BY MAYOR MULRENAN
ALL IN FAVOR SAYING AYE.
MOTION CARRIED

MEETING WAS ADJOURNED AT 7:15 P.M.

RESPECTFULLY SUBMITTED, MARY C. GAINES, SECRETARY TO THE EAST
NEWARK PLANNING/ZONING BOARD