

**WASHINGTON BOROUGH PLANNING BOARD
MINUTES OF MEETING HELD ON
MARCH 9, 2009**

The regular meeting of the Washington Borough Planning Board was called to order by Chair VanDeursen at 8:00 P.M. in the second floor Court Room/Council Chambers of the Borough Hall. Chair VanDeursen read the following statement into the record: "The requirements of the "Open Public Meetings Law", P.L. 1975, Chapter 231, have been satisfied in that adequate notice of this meeting has been published in the Star Gazette and posted on the Bulletin Board of the Borough Hall stating the time, place and purpose of the meeting as required by law." Chair VanDeursen led the Board in the Pledge of Allegiance.

ROLL CALL: Present: Aron, Post, VanDeursen,
McDonald, Fitting, Truman
Absent: Valentine, Jewell
Also Present: Stuart Ours, Attorney
William Gleba, Board Engineer

APPROVAL OF MINUTES:

Meeting of February 9, 2009: No comments on the minutes. Therefore it was moved by McDonald, seconded by Truman to approve as presented.

ROLL CALL: Post, Aron, VanDeursen,
McDonald, Fitting, Truman
Ayes: 5; Nays: 0; Abstentions: 1
Motion carried.

RESOLUTION:

Downtown Redevelopment Plan:

No comments on the resolution. Therefore it was moved by Truman, seconded by McDonald to adopt the resolution.

ROLL CALL: Post, Aron, VanDeursen,
McDonald, Fitting, Truman
Ayes: 6; Nays: 0; Abstentions: 0
Motion carried.

APPLICATIONS:

Chair Van Deursen asked if there has been any contact with Park Hill Apts. Bill Gleba stated that he has not heard from the applicant.

NEW BUSINESS: None

OLD BUSINESS:

Permitted Business Uses:

Council had made a specific request. Do not want tattoo parlors in B2 district. Chair noted that the town needs appropriate places for certain businesses. Mayor McDonald asked about piercing businesses. Attorney Ours stated that the description covers it "tattoo or piercing parlors". Tina Truman stated that a variance can be sought if the business is not a permitted use. Attorney Ours noted that the use variance would go to the zoning board.

Under pawn shops, etc., Mayor McDonald wants to make sure that mortgage brokers were not being omitted. Chair VanDeursen stated that the wording in this section would be for check cashing businesses. Dan Aaron commented that the Borough needs businesses that will make people stop in town. Attorney Ours noted that in the section under permitted uses "finances & insurance" is listed.

Adam Fitting asked about convenience stores being prohibited. Do not want too many in one area.

**WASHINGTON BOROUGH PLANNING BOARD
MEETING OF MARCH 9, 2009
PAGE 2**

More clarification or definition needed from Council on the following:

Section 2:

VI – non depository, etc.

Section 1:

VI – professional

VII – legal services

Under Prohibited uses: add limited convenience stores within certain distances

Section 3:

Attorney Ours will check with Borough Attorney on wording

Section 1:

#4 – should read “finance & insurance offices”

Therefore, it was moved by Post, seconded by Fitting to seek clarification from Council on the items discussed above.

ROLL CALL: Post, Aron, VanDeursen,
McDonald, Fitting, Truman
Ayes: 6; Nays: 0; Abstentions: 0
Motion carried.

REPORTS OF OFFICERS AND COMMITTEES: None

UNAGENDIZED STATEMENTS:

Pat Post asked about sign removal from closed stores (Howards?) Attorney Ours stated that the governing body needs to address.

Chair VanDeursen asked Board members to review the member list for completeness.

Mayor McDonald noted that he was on WRNJ. Pleased with cooperation when Borough sign blew down.

Tina Truman asked about the public hearing on 3/17/09. Chair VanDeursen noted that the public hearing with Council will be on 4/7/09 and asked Board members to attend if possible to support the redevelopment plan.

COMMUNICATIONS: None

ADJOURNMENT:

The meeting was adjourned 8:45 p.m.

Respectfully submitted by Patricia L. Titus, Planning Board Clerk