

Township of Bloomfield
Planning Board Minutes
Regular Meeting
July 13, 2021

The seventh regular meeting of the Planning Board of the Township of Bloomfield was held on Tuesday, July 13, 2021 with a start time of 7:01 p.m. Chairman LaQuaglia read the following statement:

“Notice of the time, date, location and agenda of this meeting, to the extent then known, was provided at least forty-eight (48) hours prior to the commencement of this meeting, in the following manner, pursuant to the provisions of Chapter 231 of the Law of 1975 (The Open Public Meetings Act)”:

- 1.) By posting such notice on the bulletin board of the municipal building and
- 2.) By mailing such notice to the office of the Independent Press, Bloomfield Life, Herald News and the Star Ledger.”

Roll call showed the following members present:

Mr. Babula, Mr. Stern, Mr. Harvey, Councilwoman Mundell, Ms. Richardson, Councilman Rockwell, Mr. Lasek, Mr. Zitka, Mr. LaForte and Chairman LaQuaglia. Also present were Nicole Cosenza, Secretary to the Boards, Michael Rubin, Consulting Attorney to the Boards and Anthony Marucci, Consulting Engineer to the Boards.

Roll call showed the following members absent: Dr. Hill.

Any and all discussion was recorded on audio tapes through the municipality and also through the Bloomfield Township Public Access TV Channel 35.

A discussion was had about returning to in-person meetings. It was decided we would start in October.

CASE A

Discussion/presentation of a proposed ordinance amending Chapter 315 permitting Class 5 cannabis retail establishments as conditional uses in the CBD Central Business District and the B-2 Neighborhood Business District.

A discussion/presentation was done by the Township Attorney Michael Parlavecchio, Anthony Marucci-Board Engineer, Mayor Michael Venezia and Bonnie Flynn-Township Planner.

A motion was made by Chairman LaQuaglia to approve this proposed ordinance, seconded by Mr. Zitka. All voting members voted yes on the motion and this ordinance was approved and sent back to the Mayor & Council.

CASE B

Application of 110-116 Washington Street Urban Renewal, LLC. as Applicant & Owner for bulk variances, preliminary and final major site plan approval and any such other relief as may be required from the Zoning Ordinance of the Township of Bloomfield to construct a multi-family residential project in the Bloomfield Station Redevelopment Plan zone on premises known as Map 10, Block 220, Lot 25 better known as 110-116 Washington Street.

Testimony and discussion followed.

Alan Trembulak-Applicant's Attorney, Michael Lanzafama-Applicant's Engineer and Anthony Marucci-Board's Engineer.

A motion was made by Mr. LaForte to approve this application, seconded by Mr. Zitka.

All voting members voted yes on the motion and this application was approved.

MEETING ADJOURNED AT 8:27 P.M.

Respectfully Submitted,

Nicole Cosenza
P/Z Secretary to the Boards