

**MINUTES OF THE MENDHAM TOWNSHIP PLANNING BOARD  
REORGANIZATION MEETING  
JANUARY 2, 2020**

The meeting was called to order by Mr. Buzak at 7:30 pm and upon roll call:

**ROLL CALL**

PRESENT: Mr. Baio, Mr. Monaghan, Mr. D’Emidio, Mr. Mayer,  
ABSENT: Ms. DeMeo, Mr. Johnson, Mr. Perri, Mr. Maglione, Chairman Giordano  
Others present: Mr. Edward J. Buzak, Attorney

**SALUTE TO THE FLAG**

**ADEQUATE NOTICE** of this meeting of the Mendham Township Planning Board was given as follows: Notice was sent to the Daily Record and Observer Tribune on January 10, 2019 and Notice was filed with the Township Clerk on January 10, 2019.

This meeting is a quasi-judicial proceeding. Any questions or comments must be limited to the issues that are relevant to what the Board may legally consider in reaching a decision, and decorum and civility appropriate to a quasi-judicial hearing will be maintained at all times.

Mr. Edward Buzak, Esq. of The Buzak Law Group administered the oath of office to the following appointees who were present. He stated that Mr. Monaghan will be the Mayor’s representative on the Planning Board.

Mr. Nicholas Monaghan	Class 1 – 1-Year Term	December 31, 2020
Mr. Tom Baio	Class III – 1-Year Term	December 31, 2020

Mr. Buzak asked for a nomination to appoint Ms. Elizabeth Foley as the Planning Board Secretary for 2020. Mr. Mayer made a motion to nominate Ms. Foley, and it was seconded by Mr. D’Emidio. Mr. Buzak made a motion to close the nominations, and it was seconded. All agreed. Upon roll call vote:

AYES: Mr. Baio, Mr. Monaghan, Mr. D’Emidio, Mr. Mayer  
Motion carried.

Mr. Buzak declared that Elizabeth Foley has been appointed to Secretary for the Planning Board of the Township of Mendham for calendar year 2020.

Mr. Buzak asked for a nomination for Chairman of the Planning Board for 2020. Mr. D’Emidio made a motion to nominate Mr. Kevin Giordano, and it was seconded by Mr. Monaghan. Mr. Buzak asked for a motion to close the nominations, and it was seconded. All agreed. Upon roll call vote:

AYES: Mr. Baio, Mr. Monaghan, Mr. D’Emidio, Mr. Mayer  
Motion carried.

Mr. Buzak declared that Kevin Giordano has been elected as Chairman of the Mendham Township Planning Board for calendar year 2020.

Mr. Buzak asked for a nomination for the office of Vice Chairman of the Planning Board for 2020. A motion to nominate Mr. Sante D'Emidio was made by Mr. Monaghan, and it was seconded by Mr. Mayer. A motion was made to close the nominations, and it was seconded. All agreed. Upon roll call vote:

AYES: Mr. Baio, Mr. Monaghan, Mr. D'Emidio, Mr. Mayer  
Motion carried.

Mr. Buzak declared that Sante D'Emidio has been elected as Vice Chairman of the Mendham Township Planning Board for calendar year 2020.

Mr. Buzak administered the oath of office to Mr. D'Emidio as Vice-Chairman of the Planning Board for 2020.

Vice Chairman D'Emidio entertained a motion to appoint the following professionals to the Planning Board for 2020. A motion was made by Mr. D'Emidio, and it was seconded by Mr. Monaghan.

The Buzak Law Group (Attorney) – Edward J. Buzak  
French & Parrello Associates (Engineer) – Denis Keenan  
Princeton Hydro (Environmentalist) – Jack Szczepanski  
H2M Associates, Inc. (Planner) – Nicole Venezia

Upon roll call vote:

AYES: Mr. Baio, Mr. Monaghan, Mr. D'Emidio, Mr. Mayer  
Motion carried.

Vice Chairman D'Emidio stated that there are two resolutions for approval.

## **RESOLUTIONS**

**Resolution PB-20-01; Regular Meeting Schedule for 2020 and January and February 2021**

**Resolution PB-20-02; Newspapers Designation and Fixing Charges for Notices of Meetings**

Vice Chairman D'Emidio entertained a motion to move Resolutions PB 20-01. Mr. Monaghan made a motion, and it was seconded by Mr. Baio. Upon roll call:

AYES: Mr. Baio, Mr. Monaghan, Mr. D'Emidio, Mr. Mayer  
Motion carried.

Vice Chairman D'Emidio entertained a motion to move Resolutions PB 19-02. Mr. Baio made a motion, and it was seconded by Mr. Monaghan. Upon roll call:

AYES: Mr. Baio, Mr. Monaghan, Mr. D'Emidio, Mr. Mayer  
Motion carried.

Vice Chairman D'Emidio stated that the Standing Committees listed on the agenda will remain the same. The two representatives on the TRC from the Planning Board are Mr. D'Emidio and Ms. DeMeo along with the four professionals. He named the members on the Master Plan and COAH committees.

Mr. Mayer inquired about the fine print on the bottom of the agenda, which states that it is Board policy that no matters will be open for discussion after 10:00 pm. Vice-Chairman D'Emidio responded that it generally means that the Chairman has the option to not hear a new application after 10:00 pm. He stated, however, that this time is flexible along with the 11:00 pm deadline for a meeting to end.

Vice Chairman D'Emidio entertained a motion to open the meeting to the public. A motion was made, and it was seconded. All agreed. Seeing no one, Vice Chairman D'Emidio entertained a motion to close the public portion of the meeting. A motion was made, and it was seconded. All agreed.

Vice Chairman D'Emidio asked for a motion to adjourn the meeting. A motion was made, and it was seconded at 8:47 pm. All agreed. Motion carried.

Respectively submitted,

Beth Foley  
Planning Board Secretary