

**Special Meeting of The
Planning Board Town of Morristown
March 5, 2020**

Present:

Ms. Martha Ballard
Mayor Tim Dougherty
Mr. Stefan Armington
Mr. Joseph Stanley
Ms. Susan Glover
Mr. Mark Gandy
Mr. Joseph Kane
Ms. Debra Gottsleben
Mr. Gilbert Carpeta
Mr. Hector Cardona

Absent:

Mr. Richard Tighe

Board Professionals Present:

John Inglesino - Board Attorney
James Campbell – Town of Morristown - Adm Officer
Philip Abramson – Board Planner
Michael Cristaldi – Board Engineer
Bryan Proska – Traffic Engineer

The meeting was called to order by Chairman Stanley and read the Statement of Adequate Notice that was provided as required by the Open Public Meetings Act by written notice. Said notice was given to the Daily Record, posted on the Town of Morristown Bulletin Board, and filed with the Clerk of the Town of Morristown on March 2, 2020 and copies of this notice were mailed to all persons, complying with the regulations providing for the mailing of said notice at least 48 hours prior to the time of this meeting. I direct that this statement together with a copy of said notice be incorporated in to the minutes.

Roll Call as listed above was taken by James Campbell Adm Officer

Pledge of Allegiance by all attending

Moment of Silence

Minutes: Minutes from the February 27, 2020 meeting. Motion to approve by Gottsleben, second by Armington. All eligible members in favor

Resolutions –

a.) None

8.) Public Portion: Questions or comments from members of the public on matters not elsewhere on the agenda

Board went into Executive Session with a motion by Armington, & second by Gottsleben. All members in favor

Review of legal matters by board attorney

Motion to return to public sessions by Armington, second by Gottsleben. All memebstr in favor

9.) Public Hearings:

- a.) Carried from the February 27, 2020 meeting, appeal # 20-01 of M Station East LLC, proposed developer of property situate block 4901, lots 7 & 8, block 3505, lots 1,2,3,10,10.01, 11,12,13,14 & 15.01, known as 44 & 46 Morris Street, 8, 9, 11,13 15 & 17 Spring Place, 19, 23 Spring Street, 66 Morris Street, Morristown NJ, requesting Major Site Plan Approval & Subdivision Approval in conjunction with two new office buildings, parking facilities and associated site improvements.

Opening statement by board planner Philip Abramson

Frank Vitolo – Attorney for applicant

Summary of application & site plan

Review of other permits & forms in process of being submitted to other entities

Review of requested waivers for application by Board Planner

Motion to approve request for waivers by Armington, second by Gottsleben.
All members in favor

Witness # 1 – Thomas Carman – Landscape AIA

Ex A-1 – Slide show presentation with 20 slides

Overview of landscaped areas, design and species

Ex A-2 – 2 Page color layout with plant species

Summary of rain garden at sidewalk roundabout & Greenwall

Lighting plan overview with Morristown Partnership lights

Bike rack locations & public trash receptacles called out

Board Questions –

Public Questions –

Nancy Gemas – Hamilton Ct

John Hoyt – Hill St

Gary Thomas – Conklin Rd

Lindsay Halloran – Flagler St

Karen Kurlander – Farragut Pl

Ken Jarge – South St

Huand Liu – South St

Mike Kurik – Green Hill Rd

Patty Gallagher – Morris Ave
Oliver Starnes – Pine St

Application carried to the March 11, 2020 Special Meeting

b.)Carried from the February 27, 2020 meeting, Appeal # 19-10 of Morris Street 2015 LLC, owner of property situate block 3701, lots 13, 14 & 15, known as 171-175 Morris Street, Morristown NJ, requesting Major Site Plan Approval with C Variances in conjunction with proposed mixed use building with 85 residential units

Application carried to the March 11, 2020 Special meeting

Motion to adjourn meeting by Gottsleben, second by Ballard. All members in favor

Motion to adjourn meeting by Gottsleben, second by Ballard