

**Planning Board  
Minutes of the Meetings  
March 7, 2017**

The Livingston Planning Board met for a Conference Meeting at 7:30 P.M. in the Conference Room of the Municipal and Police Building, 357 S. Livingston Avenue, with a Regular Meeting scheduled to follow at 8:00 P.M. in Chambers. Notice of both Meetings was published in the West Essex Tribune and posted on the Municipal and Police Building bulletin board.

**Conference Meeting:**

At 7:32 P.M. Secretary Jackie Coombs-Hollis announced that proper notice had been given and called the Roll:

Present:	Peter Klein, Chairman	Absent:	Alfred Anthony
	Richard Dinar, Vice Chairman		Michael Rieber
	Martin Kalishman		Stephen Santola
	Robert Leopold		Veena Sawant, Planner
	Samuel Ratner		
	Michael Silverman		
	Jill Wishnew		
	Jackie Coombs-Hollis, Secretary		
	Richard Vallario, Attorney		
	Jeannette Harduby, Engineer		
	Rocco Marucci, Assistant Engineer		

1. Minutes. The Minutes of February 7, 2017 were accepted as presented.
  
2. New Business
  - a. Memorializing Resolution – Joseph Kushner Hebrew Academy, Inc. – Application Nos. 2016-9-MSV & 2016-10-PFSPV - The Resolution was adopted by the affirmative votes of Members Kalishman, Leopold, Silverman, Alternate No. 2 Wishnew (in place and stead of Member Anthony) and Klein; they being all of the Members present and eligible to vote and each having read and understood the Resolution, having no questions and believing it ready for a vote.
  
  - b. TMB Partners, LLC / 18 Corp (Ahavat Torah) – Applications Nos. 2017-10MS & Amendment to Application No. 2011-58-PFSP – Waiver Requests.  
Upon motion made and seconded, and after discussion, it was unanimously resolved to grant the requested waivers of the checklists requirements for an Environmental Impact Statement and to deny the request for waivers of the submission of Recycling Plans.



of worship. Proposed Lot: 1.02 Construct a three-story, residential building containing 12 affordable housing units per the initial Mount Laurel Agreement.

Appearances: Stephen A. Geffner, Esq., of Schenck Price Smith & King appeared for both Applicant's.

On the record, the two Applications were each corrected to show the site as in the R-5F Zone rather than the non-existing R-5F-B(2) Zone; the Subdivision Application was corrected to show the total area of the site as 186,211 feet; and the description of the project contained in the Site Plan Application was corrected to show it as covering both proposed lots.

Witnesses for the Applicants:

Rabbi Mendel Solomon, Religious Leader of Applicant 18 Corp.,  
d/b/a Ahavat Torah  
Michael Lanzafama, PE, PP, & Surveyor  
Lance Blake, Architect  
Harold Maltz, PE  
Bandy Jesudasen, Architect

Members of the public with questions for witnesses:

Ms. Denise Holloway	3 Rippling Brook Dr., Millburn
Mr. Michael T. Iben	17 Rippling Brook Dr., Millburn
Dr. Leonard Rubin	21 Rippling Brook Dr., Millburn
Ms. Rosalie Rubin	21 Rippling Brook Dr., Millburn
Dr. Michael Steinberg	33 Rippling Brook Dr., Millburn
Ms. Susan Steinberg	33 Rippling Brook Dr., Millburn

Members of the public offering sworn statements:

Ms. Julia Chen	17 Rippling Brook Dr., Millburn
Ms. Rosalie Rubin	21 Rippling Brook Dr., Millburn
Mr. Bernard Searle	14 Washington Ct., Livingston
Dr. Michael Steinberg	33 Rippling Brook Dr., Millburn

The Board was in recess from 8:22 P.M. until 8:32 P.M. and from 10:30 P.M. until 10:35 P.M.

Attorney Geffner presented a closing statement and the evidentiary record was closed.

The Board discussed the testimony and evidence and then gave non-binding guidance to the Board Attorney to prepare a resolution of approval with conditions.

The hearing was continued to the Board's Regular Meeting on April 4, 2017 with no further notice by Applicants required.

Adjournment            The Regular Meeting was adjourned at 11:40 P.M.

Respectfully submitted,

Jackie Coombs-Hollis, Secretary.