



# **Borough of Chatham**

**BOROUGH HALL  
54 FAIRMOUNT AVENUE  
CHATHAM, NEW JERSEY 07928  
Tel: 973-635-0674**

## **BOROUGH OF CHATHAM PLANNING BOARD**

### **REGULAR VIRTUAL MEETING**

**Wednesday, May 5, 2021 at 7:30 p.m.**

#### **STATEMENT OF ADEQUATE NOTICE**

Pursuant to the requirements of the Open Public Meetings Act, N.J.S.A. 10:4-6 et. seq., adequate notice of this meeting has been provided and published in the Chatham Courier on January 21, 2021 and posted on the Municipal Bulletin Board on the main floor of the Municipal Building and filed with the Commission Secretary and the Borough Clerk also on January 21, 2021.

Please follow the link below to join the webinar:

<https://us02web.zoom.us/j/81091510721>

Or One tap mobile :

US: +13126266799,,81091510721# or +19292056099,,81091510721#

Or Telephone:

Dial(for higher quality, dial a number based on your current location):

US: +1 312 626 6799 or +1 929 205 6099 or +1 301 715 8592 or +1 346 248 7799 or +1 669 900 6833 or +1 253 215 8782

Webinar ID: 810 9151 0721

International numbers available: <https://us02web.zoom.us/j/81091510721>

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#### **ROLL CALL**

Thaddaeus Kobylarz

Stephen Williams

Frank Truilo

H.H. Montague

Matthew Wagner

Curt Dawson

Susan W. Favate

William Heap

Torri Van Wie

Joseph Mikulewicz, 1<sup>st</sup> Alternate

Gregory Xikes, 2<sup>nd</sup> Alternate

Vincent Loughlin, Board Attorney

Liz Holler, Recording Secretary

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## **PUBLIC COMMENT**

### **NOTICE OF PUBLIC COMMENT TIME LIMIT**

Hearing of citizens during the Public Comment section of the Agenda is an opportunity for any member of the public to be heard about issues which are/are not topics scheduled for Public Hearing tonight. To help facilitate an orderly meeting, and to permit all to be heard, speakers are asked to limit their comments to a reasonable length of time.

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### **RESOLUTION #PB 2021-01**

#### **RESOLUTION OF THE BOROUGH OF CHATHAM PLANNING BOARD ADOPTING MEETING MINUTES**

**BE IT RESOLVED** by the Borough of Chatham Planning Board that the minutes from the March 3, 2021, March 17, 2021, April 7, 2021 and April 21, 2021 meetings are approved as prepared and shall be filed as a permanent record in the Borough Clerk's office.

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## **APPLICATION RESOLUTIONS**

- a. **Application # PB 21-004**  
**Usman Chaudhry**  
**231 Main Street**  
**Block: 121, Lot: 2**  
**Change of Use/Site Plan Waiver**
  
- b. **Application # PB 21-001**  
**111 N. Hillside Ave, LLC**  
**111 N. Hillside Avenue**  
**Block 45, Lot 15**  
**Minor Subdivision with Variances**  
**DENIAL RESOLUTION**

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## **DISCUSSION ITEMS;**

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## **NEW AND RETURNING APPLICATIONS**

- a. **Application # PB 21-003**  
**Chatham River Road Urban Renewal, LLC**  
**12, 16 & 22 River Road**  
**Block: 1335, Lots: 9, 10, 11, & 12**  
**Preliminary & Final Site Plan**

b.

c.

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**NEW AND PENDING BUSINESS**

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**CLOSED SESSION**

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**ADJOURNMENT**