

## **CHESTERFIELD TOWNSHIP PLANNING BOARD**

**August 20, 2024**

The meeting of the Chesterfield Township Planning Board was called to order by Chairman Nei at 7:02PM. The Open Public Meetings Act statement and Sunshine Statement was read and compliance noted

Roll call was taken showing present: Suruchi Batra; Gerard Hlubik; Denise Koetas-Dale; Shreekant Dhopte; Lido Panfili; Troy Ulshafer; Michael Nei; Kevin Broderick. Absent: Raymond Lumio; Aparna Shah and Jeffrey Kolakowski.

### **OATH**

Mr. Panfili declared his Oath of Allegiance.

Mr. Panfili was appointed as a Class IV member for an unexpired one-year term.

### **AGENDA MATTER(S) REQUIRING RECUSAL(S)**

None

### **MINUTES**

July 18, 2024 Regular Minutes

A motion was made by Mr. Hlubik seconded by Mr. Dhopte to approve the July 18, 2024 Regular minutes. All were in favor with the exception of Ms. Batra; Ms. Koetas-Dale and Mr. Panfili who abstained, motion carried.

### **RESOLUTIONS**

None

### **HPC APPLICATION FOR ACTION**

Crystal Rosario, Curbio Inc.-459 Main Street.- Exterior paint of trim, decorative columns, removal & replacement of fence.

The applicant submitted a COA for the repair of wood siding and windows. The applicant proposed to repair the wood siding and windows with the same wood materials that are currently used on the house. The applicant also requested approval to remove old fencing and install new cedar fencing along the driveway and garbage storage area. During the HPC meeting the applicant withdrew that portion of their application. There was also mention of choice of paint colors in the application. The HPC informed the applicant that it did not have jurisdiction over paint color decisions.

The HPC unanimously recommends the Planning Board approve the application as submitted absent the request to remove and replace the existing fencing.

A motion was made by Mr. Panfili second by Mr. Hlubik to approve the HPC application. A roll call vote was taken

Ms. Suruchi-yes; Mr. Hlubik-yes; Ms. Koetas-Dale-yes; Mr. Dhopte-yes; Mr. Panfili-yes; Mr. Ulshafer-yes; Mr. Nei-yes; Mr. Broderick-yes. Motion carried.

Neil Doogan & Nikki Migliori – 13 New Street. – Install siding & replace rotten wood. The applicant submitted a COA to install Hardie plank siding over the existing cinder block exterior. They also stated that for the front gable they would be using vertical bead board. They also requested to replace damaged and rotten wood on their front porch with the same type of wood that currently exists on the porch. The HPC viewed the installation of the Hardie plank over the existing cinder block as an upgrade.

The HPC unanimously recommends the Planning Board approve the application as submitted with the addition of the use of vertical bead board for the front gable.

A motion was made by Mr. Hlubik second by Mr. Dhopte to approve the HPC application. A roll call vote was taken

Ms. Suruchi-yes; Mr. Hlubik-yes; Ms. Koetas-Dale-yes; Mr. Dhopte-yes; Mr. Panfili-yes; Mr. Ulshafer-yes; Mr. Nei-yes; Mr. Broderick-yes. Motion carried.

### **APPLICATIONS FOR ACTION**

None

### **CORRESPONDENCE**

None

### **DISCUSSION**

None

### **ITEMS NOT ON THE AGENDA**

None

### **INVITATION FOR PUBLIC TO SPEAK**

No public in attendance

### **ADJOURNMENT**

A motion was made by Mr. Hlubik seconded by Mr. Panfili to adjourn. All were in favor, meeting adjourned at 7:09 PM.

Respectfully submitted,  
Aggie Napoleon, Secretary