

Wood-Ridge Planning Board
Agenda
Planning Board Meeting October 3, 2023

A. Call to Order

B. Open Public Meetings Act Statement

This meeting is being held in accordance with Public Law 1975 Chapter 231, the Open Public Meetings Act, also known as the “Sunshine Law”. The public meeting notice stating the date, time and place of this meeting was posted on the municipal bulletin board and the municipal website and was forwarded to The Record and the Star Ledger.

C. Flag Salute

D. Roll Call

Class IV Members:

Frank Finke
Kevin Trotter
Jeffrey Magnusson
Robert Ruhle
Anthony Iacovino
Christopher J. Inserra

Class I Member (Mayor’s Alternate):

Borough Administrator Christopher Eilert

Class II Member:

Zoning Officer Richard Pronti

Class III Member:

Councilman Michael Donato

Class IV Alternate Members:

Omid S. Irani, Esq. (Alternate #1)
Anthony Sarlo (Alternate #2)
Donald Conger (Alternate #3)
Christian Leone (Alternate #4)

Secretary:

Cathleen Calabro

Attorney:

Gerald Salerno, Esq.

Engineer/Planner:

Brian Intindola, PE

E. Approval of Minutes:

1. Minutes of Meeting August 1, 2023

Motion:

Second:

Roll Call: Finke, Trotter, Magnusson, Eilert, Pronti, Ruhle,
Donato, Iacovino, Inserra, Irani, Sarlo, Conger, Leone

F. Old Business – NONE

G. New Business:

1. Application:

- a. **2023-55A** Donna Noel LLC
7A Donna Drive 208/24.02
Change in Tenancy/no notice required

Motion:

Second:

Roll Call: Finke, Trotter, Magnusson, Eilert, Pronti, Ruhle,
Donato, Iacovino, Inserra, Irani, Sarlo, Conger, Leone

H. Other New Business:

1. Resolution:

- a. **2023-54A** Chipdee Academy of Music
255 Valley Blvd. 312/14
Change in Tenancy/Use Variance

Motion:

Second:

Roll Call: Finke, Trotter, Magnusson, Eilert, Pronti, Ruhle,
Donato, Iacovino, Inserra, Irani, Sarlo, Conger, Leone

2. Ordinance:

- a. BOND ORDINANCE 2023-9

BOND ORDINANCE TO AUTHORIZE THE MAKING OF VARIOUS PUBLIC IMPROVEMENTS AND THE ACQUISITION OF NEW ADDITIONAL OR REPLACEMENT EQUIPMENT AND MACHINERY, AND A NEW FIRE ENGINE AND NEW AUTOMOTIVE VEHICLES, INCLUDING ORIGINAL APPARATUS AND EQUIPMENT, IN, BY AND FOR THE BOROUGH OF WOOD-RIDGE, IN THE COUNTY OF BERGEN, STATE OF NEW JERSEY, TO APPROPRIATE THE SUM OF \$1,700,000 TO PAY THE COST THEREOF, TO MAKE A DOWN PAYMENT, TO AUTHORIZE THE ISSUANCE OF BONDS TO FINANCE SUCH APPROPRIATION AND TO PROVIDE FOR THE ISSUANCE OF BOND ANTICIPATION NOTES IN ANTICIPATION OF THE ISSUANCE OF SUCH BONDS.

Motion:

Second:

Roll Call: Finke, Trotter, Magnusson, Eilert, Pronti, Ruhle,
Donato, Iacovino, Inserra, Irani, Sarlo, Conger, Leone

- I. Hearing of Citizens
- J. Adjournment: Vote by acclamation