



DUMONT JOINT LAND USE BOARD

MEETING MINUTES

Flag Salute

SESSION: This is a meeting of the Joint Land Use Board of the Borough of Dumont, held virtually on WebEx.
Tuesday, June 30, 2020
@ 7:30 PM

SUNSHINE LAW: This meeting is a regularly scheduled meeting of the Joint Land Use Board of the Borough of Dumont, held virtually on WebEx on Tuesday, June 30, 2020. This date, time and location was established by the resolution of the Board. A copy of the resolution was forwarded to *The Record, the Ridgewood News* and posted in the Borough Hall. All notice requirements of the Open Public Meetings Act of the State of New Jersey have been fulfilled.

ROLL CALL:

Rafael Riquelme	Class I	P
Nico Attanasio	Class II	E
Jimmy Chae	Class III	P
Barbara Chen	Class IV	P
Graeme Dutkowsky	Class IV	P
Kenneth Armellino	Class IV	P
Elmer Pacia	Class IV	P
Alfred Moriarty	Class IV	P
Gino Zilocchi	Class IV	P
Jennifer Winant	Alt #1	P
Thomas Kelly	Alt #2	P
Jeff Keenan	Alt #3	A
Ken Melamed	Alt #4	E
Others:		
Board Attorney, Douglas Bern		P
Board Engineer, Maser, Carl O'Brien		P
Board Clerk, William Paige		P
Construction Official, Paul Renaud		A

BUSINESS: Review and approval of May 26, 2020 minutes.

Chairman Dutkowsky calls for a motion to approve the minutes. Motion by Gino Zilocchi, 2nd by Ken Armellino.

ROLL CALL:

Rafael Riquelme	Class I	Y
Jimmy Chae	Class III	Y
Barbara Chen	Class IV	Y
Graeme Dutkowsky	Class IV	Y
Kenneth Armellino	Class IV	Y
Elmer Pacia	Class IV	Y
Gino Zilocchi	Class IV	Y
Thomas Kelly	Alt #2	Y



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BUSINESS: Review of Resolution - Bulk Variance - Pre-Existing Non-Conforming Condition

J. Susan Jakob and Richard Jakob
130 Magnolia Avenue

Chairman Dutkowsky calls for a motion to approve the resolution. Motion by Gino Zilocchi, 2nd by Ken Armellino.

ROLL CALL:

Rafael Riquelme	Class I	Y
Jimmy Chae	Class III	Y
Barbara Chen	Class IV	Y
Graeme Dutkowsky	Class IV	Y
Kenneth Armellino	Class IV	Y
Elmer Pacia	Class IV	Y
Alfred Moriarty	Class IV	Y
Gino Zilocchi	Class IV	Y
Thomas Kelly	Alt #2	Y

BUSINESS: Review of Resolution - Minor Site Variance - Pre-Existing Non-Conforming Condition

Michael Hanna
92 Golf Drive

Chairman Dutkowsky calls for a motion to approve the resolution. Motion by Barbara Chen, 2nd by Rafael Riquelme.

ROLL CALL:

Rafael Riquelme	Class I	Y
Jimmy Chae	Class III	Y
Barbara Chen	Class IV	Y
Graeme Dutkowsky	Class IV	Y
Kenneth Armellino	Class IV	Y
Elmer Pacia	Class IV	Y
Alfred Moriarty	Class IV	Y
Gino Zilocchi	Class IV	Y
Thomas Kelly	Alt #2	Y

BUSINESS: Request of Adjournment for 20 Grant until July 28, 2020

Chairman Dutkowsky calls for a motion to adjourn. Motion by Barbara Chen, 2nd by Rafael Riquelme. All in Favor.

Meeting over 7:43pm.