

**TOWNSHIP OF GREENWICH
PLANNING/ BOARD
REGULAR MEETING
MARCH 6, 2017**

The regular meeting was called to order by Chairwoman Watson.

Present were Ms. Watson, Mr. Van Pelt, Ms. Hunter, Mr. Henry, Mr. Mangiafico, Mr. Ivanick, Mayor Reinhart, Mr. Lamanteer and Mr. Hedges. Also present were Lisa Garrison, Board Secretary and Mr. DeSimone, Board Solicitor.

Absent: Mr. Valente

Flag Salute was led by Chairwoman Watson.

Approval of Minutes - The approval of the February 13, 2017 was tabled until the next meeting.

New Applications –

Application 1-2017 – 28 Bacons Neck Road. Applicant Missy Maxwell submitted a Historic District Application for various renovations. The intention is to preserve the exts rior as it is in particular the front and sides. Ms. Maxwell indicated the windows appear to be historic although a neighbor indicated they were from another house. She is looking at a wood storm window. The restoration firm is WMG and they are making a sample storm window which will be wood with a removable panel which can be replaced with a screen. It is similar to an old fashioned storm window. She indicated there is damage under and around the door and she is looking to remove the front siding to determine the damage. The porch may have to be removed and replaced. The plan is to scrape and paint the siding. The main thing being proposed is a small exterior porch on the back and to add a few more windows in the back. The porch will be small and open and may be screened in at a later date.. The plans are only schematic at this time. Ms. Watson stated she is familiar with the window restoration company's work and indicated it is a very good company. She will return to the Board with a sketch once the porch is decided. After review and discussion, on motion of Mr. Ivanick, seconded by Mr. Henry to approve the application as presented, unanimously carried.

Old Applications - None

Old Business –

Dike Committee - No report at this time.

Sea Grant meeting to be held on March 9, 2017 at the Morris Goodwin School at 6:30 p.m.

New Business -

Mr. Lamanteer advised the Board that he contacted the owner of the property on 124 Tindall Island Road, in regards to the tenant creating a animal shelter/kennel. Mr. Lamanteer

indicated it would require 6 acres and the property is only 1.4 acres. He indicated at the time of his visit there were nine (9) dogs. He advised the property owner that a variance would be required and sent a letter advising he had thirty (30) days to make application for the use variance. He indicated there were additional steps besides the use variance. Mr. De Simone advised the Board of the necessary requirements for a kennel and that different animals would have different requirements. Besides the dogs there are also two (2) llamas on the property and the fencing does not meet the setback requirements.

Mr. DeSimone polled the Board on their anticipated attendance at the next meeting. Mr. Lamanteer advised the Board that there may be a use variance coming before the Board at the next meeting. Mr. Henry indicated the Township Committee should appoint another alternate to the Board.

Public Comment - None

Adjournment- On motion of Mr. Ivanick, seconded by Mayor.Reinhart to adjourn, unanimously carried.

Respectfully submitted,

Lisa Garrison,
Board Secretary