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BOROUGH OF OLD TAPPAN
                            PLANNING BOARD
                     WEDNESDAY, FEBRUARY 8, 2023
COMMENCING AT 7:10 P.M.
     IN THE MATTER OF
                                               TRANSCRIPT
     CSH Old Tappan, LLC
Coral/Capital Senior Housing
244 Old Tappan Road
                                               PROCEEDING
     Block 1606
                   Tot 3
     Assisted-living facility
     BEFORE:
     BOROUGH OF OLD TAPPAN PLANNING BOARD THERE BEING PRESENT:
10
     WILLIAM WEIDMANN, CHAIRMAN
     THOMAS GALLAGHER, COUNCILMAN (RECUSED)
11
     WILLIAM BOYCE, COUNCILMAN (RECUSED)
13
     ANNA HAVERILLA, MEMBER (ABSENT)
     NICHOLAS MAMARY, MEMBER (ABSENT)
14
15
     CHARLES MAGGIO, MEMBER
     MICHAEL ALESSI, MEMBER
16
     DAVID KEIL, MEMBER
     DANIEL ELLER, MEMBER
18
     NICKI LOULOUDIS, ALTERNATE #1 (ABSENT)
19
     ROBERT SCOZZAFAVA, ALTERNATE #2 (ABSENT)
20
     DAVID HOLLOWAY, ALTERNATE #3 (ABSENT)
21
22
     VICKEN BEDIAN, ALTERNATE #4
23
                     QUICK COURT REPORTING, LLC
                47 Brian Road
West Caldwell, New Jersey 07006
973-618-0872
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                     Office@quickreporters.com
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is for 244. It's a memorialization of the vote we 3 took last month on 244 Old Tappan Road for the senior 4 COUNCILMAN GALLAGHER: Bob, should I leave the dais? MR. REGAN: Yes, you and Mr. Boyce are ineligible to participate, didn't participate in any of the hearings. (Whereupon, Councilman Gallagher and Councilman Boyce recuse themselves and step off the dais.) MR. REGAN: On this resolution, Mr. Chairman, I did receive a request from the applicant's attorney that we consider carrying the resolution for another month so that they can make comments. 18 They've had the resolution for over two weeks. It's really the board's call. CHAIRMAN WEIDMANN: The board is going to vote on the resolution or memorialize the resolution. MR. REGAN: The application has previously been approved. As you know it was 25 approved in the January meeting. This is really a memorialization of the

CHAIRMAN WEIDMANN: The next resolution

ALSO PRESENT: 1 3 DIANE FROHLICH, LAND USE SECRETARY THOMAS SKRABLE, BOARD ENGINEER (ABSENT) JOHN SZABO, BOARD PLANNER (ABSENT) 5 6 7 APPEARANCES: 8 ROBERT REGAN, ESQUIRE 9 Counsel to the Board 10 PRICE, MEESE, SHULMAN & D'ARMINIO, P.C. BY: JENNIFER KNARICH, ESQUIRE 50 Tice Boulevard, Suite 380 11 12 Woodcliff Lake, New Jersey 07677 201-391-3737 13 Counsel to the Applicant 14 15 16 17 18 19 20 21 22 23 24

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board's action at the January meeting. 3 CHAIRMAN WEIDMANN: Diane, can we have a roll call? MR. REGAN: We need a motion. MS. FROHLICH: We need a motion and a second. 8 MR. ELLER: Quick question, why do they -- do they typically do that, send in comments? 10 I don't remember ever having done that. 11 It's what we dictate. MR. REGAN: No. 12 13 I mean, they requested a copy and I provided it as a courtesy. 14 15 On occasion applicants -- counsel for 16 applicants will request a copy to review. 17 I don't know the details of what their concerns are. I would imagine it would have to do 18

with some of the conditions that are on page --

conclusions in the portion of the resolution where I

cite cases and so on. It's probably the conditions.

I doubt they're objecting to any of the

MR. ELLER: Okay. I mean, they

beginning on page 68 to page 77.

previously agreed to all of those, no?

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1	MR. REGAN: Well, I thought they did.	1	MS. FROHLICH: Mr. Eller?
2	I mean, the ambulance service, and I think the tree	2	MR. ELLER: Yes.
3	issue, might be a problem for them, in terms of the	3	MR. REGAN: Okay.
	dollar amount.	4	CHAIRMAN WEIDMANN: Okay. That
4			,
5	But you'll recall at the January	5	concludes 244 Old Tappan Road.
6	meeting when I was discussing it	6	(Whereupon, this matter is concluded.
7	MR. ELLER: Yes.	7	Time noted: 7:14 p.m.)
8	MR. REGAN: I said I think you	8	
9	were questioning me about it.	9	
10	I said I'm going to put in the	10	
11	resolution the dollar number that the Borough's tree	11	
12	expert provided. And that's the number that's in the	12	
13	resolution.	13	
14	MR. MAGGIO: How much was that?	14	
15	MR. BEDIAN: 243.	15	
16	MR. REGAN: It's a pretty big number,	16	
17	243,020.	17	
18	MR. MAGGIO: 020.	18	
19	MR. REGAN: That's Condition 2 on	19	
20	page 69.	20	
21	MR. ELLER: Thank you.	21	
22	MR. REGAN: You're welcome.	22	
23	MR. MAGGIO: Well, they had two weeks,	23	
24	so	24	
25	CHAIRMAN WEIDMANN: Anyone else?	25	
	6	4	C
1	MR. MAGGIO: So we make a motion?	1 2	<u>C E R T I F I C A T E</u>
2	MR. REGAN: Yeah.	3	I, LAURA A. CARUCCI, C.C.R., R.P.R., a Notary
3	MR. ELLER: Second.	4	Public of the State of New Jersey, Notary ID.
4	MR. REGAN: The members eligible to	5	#50094914, Certified Court Reporter of the State of New Jersey, and a Registered Professional Reporter,
5	vote are: Mr. Maggio, Mr. Alessi, Mr. Eller, Anna is		hereby certify that the foregoing is a verbatim
6	not here and the Chairman, those four members are	6	record of the testimony provided under oath before any court, referee, board, commission or other body
7	eligible.	7	created by statute of the State of New Jersey.
8	One should make a motion.	8	I am not related to the parties involved in this action; I have no financial
9	MR. ELLER: I'll make a motion.	9	interest, nor am I related to an agent of or employed by anyone with a financial interest in the outcome of
10	MR. ALESSI: I'll make a motion.	9	this action.
11	MR. REGAN: Mr. Alessi.	10	This transcript complies with regulation 13:43-5.9 of the New Jersey Administrative
12	MS. FROHLICH: Chair Weidmann?	11	Code.
13	MR. REGAN: Who made the second?	12	
14	MR. MAGGIO: I seconded his, so I'll		\sim
15	second his, too.	13	\mathcal{H}_{ho}
16	MS. FROHLICH: Yeah, we had three	14	LAURA A. CARUCCI, C.C.R., R.P.R.
17	people.	15	License #XI02050, and Notary Public
18	MR. REGAN: Mr. Maggio is the second	16	of New Jersey #50094914, Notary Expiration Date December 3, 2023
19	and Mr. Alessi is the moving. Okay.		Dated: 2/10/23
20	MS. FROHLICH: Chair Weidmann?	17	Dated:
21	CHAIRMAN WEIDMANN: Yes.	18 19	
22	MS. FROHLICH: Mr. Maggio?	20	
23	MR. MAGGIO: Yes.	21 22	
24	MS. FROHLICH: Mr. Alessi?	23	
25	MR. ALESSI: Yes.	24 25	

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