



## BOROUGH OF OAKLAND, NEW JERSEY

PLANNING BOARD AGENDA  
DECEMBER 9, 2021  
PUBLIC MEETING  
OAKLAND SENIOR CENTER– 7:00 P.M.  
20 LAWLOR DRIVE, OAKLAND

Pursuant to Chapter 231, Public Law 1975 (Open Public Meetings Act) adequate notice of this meeting has been provided by:

- ❑ Adoption of an annual schedule of meetings.
- ❑ Posting a copy of same at Borough Hall and the Borough's website.
- ❑ Advertised in The Record more than 48 hours in advance of the meeting.
- ❑ Mailing a copy to any person requesting same.

\*\*MEETINGS CONCLUDE AT 10:30 P.M., THEREFORE, NO TESTIMONY WILL BE TAKEN AFTER 10:00 P.M.

FLAG SALUTE, ROLL CALL, MEETING OPENED TO THE PUBLIC:

Chairman Thomas Potash, John Morris, Mayor Linda H. Schwager, Councilman Kulmala, Lee Haymon, Sandra Coira, Thomas Connolly, Michael Rose, Joseph Marscovetra, Gregory Liss and Andrea Levy.

EXCUSE ABSENCES:

BOARD PROFESSIONALS SWORN IN:

MEETING OPENED TO THE PUBLIC FOR MATTERS NOT ON AGENDA:

MEETING CLOSED TO THE PUBLIC FOR MATTERS NOT ON AGENDA:

PUBLIC HEARING:

1. Karni- 637 Ramapo Valley Road Rd, Block 1301, Lot 40. Continued public hearing for Major Subdivision.
2. Review and possible adoption of the Amended Housing Element and Fair Share Plan.

REVIEW AND RECOMMENDATION:

- Ordinances 21-Code-863 Cannabis revision.
- Ordinances 21-Code-864 Revise CHAPTER 60 ENTITLED AFFORDABLE HOUSING REGULATIONS AND CONTROLS
- Ordinances 21-Code-865 Oakland 20 Percent Set-aside
- Ordinances 21-Code-866 Revise REGARDING CBD I ZONE
- Ordinances 21-Code-867 Revise REGARDING CBD II ZONE
- Ordinances 21-Code-868 CBD I ZONE & CBD II ZONE Affordable Housing Overlay Zone
- Ordinances 21-Code-869 Revise the RA-5AH Zone

MEMORIALIZATION OF RESOLUTIONS:

None

PAYMENT OF BILLS:

Budget:

- |                             |  |
|-----------------------------|--|
| 1. North Jersey Media Group | \$ 41.65 (advertising)                       |
| 2. Boswell Engineering      | \$138.75 (Engineering Professional services) |
| 3. Burgis Associates, Inc.  | \$1,540.00 (Planning Professional services)  |

Escrow:

- |                          |                               |
|--------------------------|-------------------------------|
| 1. Boswell Engineering   | \$786.25 (Karni)              |
| 2. Boswell Engineering   | \$370.00 (Oakland Crossroads) |
| 3. Boswell Engineering   | \$156.00 (IE Holdings)        |
| 4. Joseph A. Russo, Esq. | \$425.00 (Karni)              |

APPROVAL OF MINUTES:

November 4, 2021 Minutes

NEW BUSINESS:

Adopt 2022 Meeting Schedule  
Form RFQ Committee

OLD BUSINESS:

Streetscape Ordinance Review

MEETING ADJOURNED:

\*Next meeting will be held January 13, 2022