



BOROUGH OF WALLINGTON

CIVIC CENTER
24 Union Boulevard
Wallington, New Jersey 07057

PLANNING BOARD
ZONING BOARD OF
ADJUSTMENT

Minutes of December 17, 2019 Meeting of the Wallington Planning Board

The December 17, 2019 Meeting of the Wallington Planning Board was called to order by Chairman Stanley Baginski at 7:30 PM, citing that the Rules of the Sunshine Law were followed with respect to advertising said meeting.

Roll Call: Present: Tomasz Bazel, Dariusz Pawluczuk, Kathy Polten, Stanley Baginski, Robert Kasperek, Nick Melfi,
Mayor Mark Tomko

Absent: Theresa Wygonik, Eugene Rachelski

A motion was made by Polten and second by Pawluczuk to accept the November 19, 2019 meeting minutes as typed with no corrections or additions.

Roll Call: Ayes: Bazel, Pawluczuk, Polten, Baginski, Kasperek, Melfi
Abstain: Tomko

A motion was made by Melfi and second by Kasperek to mark and file the November/December correspondence list.

Roll Call: Ayes: Bazel, Pawluczuk, Polten, Baginski, Kasperek, Melfi, Tomko

Next Board Attorney Martin Cedzidlo presented the following Resolutions:

A. Maria Nowak, 111 Lester St. Block 8, Lot 5, Zone B

A motion was made by Polten and second by Melfi to accept this resolution.

Roll Call: Ayes: Pawluczuk, Polten, Baginski, Melfi, Wygonik

Abstain: Bazel, Kasperek, Tomko

B. Mark Majowicz, 379 Main Ave. Block 71, Lot 15, Zone B

A motion was made by Pawluczuk and second by Kasperek to accept this resolution.

Roll Call: Ayes: Pawluczuk, Polten, Baginski, Melfi, Wygonik

Abstain: Bazel, Kasperek, Tomko

C. Arturo Perez, 44 Union Blvd. Block 33, Lot 1, Zone R2

A motion was made by Polten and second by Pawluczuk to accept this resolution.

Roll Call: Ayes: Pawluczuk, Polten, Baginski, Melfi, Wygonik

Abstain: Bazel, Kasperek, Tomko

Next Board Attorney Martin Cedzidlo presented Resolution for meeting dates for 2020

A motion was made by Bazel and second by Melfi to accept this resolution.

Roll Call: Ayes: Bazel, Pawluczuk, Polten, Baginski, Kasperek, Melfi, Tomko

The first matter of business was a Waiver of Site Plan by **Shawn John, 436 Main Ave., Block 70.01, Lot 4.01, Zone B**. Mr. John was present along with the property manager Murray Rabeno. Mr. John is opening a physical therapy office and will have 2 employees. The hours will be 9:00am – 7:00pm, Monday through Friday and some Saturdays. The following



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items in the back of the building must be addressed: dumpster area and for safety issues, first responders, etc. large potholes need to be repaired as soon as possible. A conditional CO given and may be revoked if repairs are not done. Chairman Baginski opened and closed the meeting to the hearing of citizens. A motion was made by Tomko and second by Bazel to accept this application based on stipulation that the large pothole be addressed by January 1, 2020.

Roll Call: Ayes: Bazel, Pawluczuk, Polten, Baginski, Kasperek, Melfi, Tomko

The next matter of business was a Waiver of Site Plan by **Raymond Ryduchowski, 57 Locust Ave., Block 36, Lot 32, Zone B.** The applicant's mother and owner of the building Danuta Ryduchowski was present. The building is for mixed use with an apartment upstairs and a former doctor's office on the first floor being renovated into a law office. There are five parking spaces. The Board is requesting the garbage area be kept clean and having a knox box installed.

Chairman Baginski opened and closed the meeting to the hearing of citizens. A motion was made by Kasperek and second by Pawluczuk to accept this application.

Roll Call: Ayes: Bazel, Pawluczuk, Polten, Baginski, Kasperek, Melfi, Tomko

Mayor Tomko thanked everyone for serving on the Board.

There being no further business before the board, a motion for adjournment was made at 7:58 PM by Polten and second by Tomko

Roll Call: Ayes: Bazel, Pawluczuk, Polten, Baginski, Kasperek, Melfi, Tomko

Paula Gilbert

Clerk, Recording Secretary

cc: Borough Clerk, Witold Baginski, RMC
Board of Health, Paula Gilbert
Fire Official, Edward Tanderis
Dept. of Public Works, Ray Dynes
Respective files