



## **PLANNING BOARD SPECIAL MEETING MINUTES**

Tuesday, March 14, 2023 - 7:30 PM

Virtual Webex Meeting

To access information on how to use WebEx to join the meeting, please click on the following link: <https://www.southorange.org/800/WebEx-FAQs>

### **ORDER OF BUSINESS**

**1. Call Meeting to Order**

Chairman Colton-Max called the meeting to order at approximately 7:30pm:

**2. Roll Call**

Jon Busch-Vogel - Absent  
Lillian Harris  
Cecil House - Absent  
David Kraiker - Absent  
Carolyn Morin  
Christine Mason, Alternate - Absent  
Susie Adamson, Alternate - Absent  
Harold Colton-Max, Chairman  
Michael Miller, Vice Chairman  
Stephen Schnall, Village Trustee  
Julie Doran, Acting Village Administrator  
Sheena Collum, Village President  
  
William Sullivan, Board Attorney  
Greer Patras, Board Planner/Zoning Officer  
Eric Keller, Board Engineer  
Ojetti Davis, Board Secretary

**3. Meeting Notice Statement**

Chairman Colton-Max read the following statement:

Pursuant to Section 5, Chapter 231, P.L. 1975, this is to state for the record that adequate notice of this meeting has been provided to the public by mailing the notice of this special meeting to the South Orange-Maplewood News Record and the Star-Ledger and by filing said notice in the Office of the Village Clerk

**4. Application to be Heard**



A. **Case #292/Seton Hall University (Continuation from December 5th)**

Block 901 Lot 3

400 South Orange Avenue

Preliminary and Final Site Plan - The applicant is proposing a 12,862 SF addition to the southeastern portion of the Regan Recreation and Athletic Center and a 176 SF vestibule along the northern side of the building. The applicant also proposes modifications to the adjacent drive aisles, parking and pedestrian walks surrounding the southern and eastern portions of the athletic facility.

Elcardo Webster attorney on behalf of the applicant recapped the last meeting and briefly described the updated plans. Mr. Webster called Mr. DiGiacinto previously sworn to testify. Mr. DiGiacinto provided an update on the stormwater management plans. He described the changes and discussed minimum stormwater requirements, updated zoning table, parking spaces, relocation of dumpster, fencing, minor changes to the building footprint, pavers, slight increase in sidewalk, additional bollards at the main gate, emergency vehicle turning sheet and revisions to drainage plan, utility plan, soil erosion, lighting plan and landscape plan. Also discussed creating a curb, asphalt walk and barriers for the stormwater management at the Woodbine gate.

In response to board questions, Mr. DiGiacinto discussed there being a proposed decrease to the stormwater management system.

In response to public questions, Mr. DiGiacinto discussed the last inspection of the stormwater, stormwater calculations, debris in drainage, building gutters, capacity of the Woodbine sewer system, sizes of the pipes, monitoring of the sewer system, decrease in water flow, underground retention pipes maximum rate of rainfall hold over a period of time, and the legalities of the sewer connection. Mr. Webster discussed the MOU Resolution between Newark, South Orange and the County pertaining to the stormwater management system and stated the University is committed to working jointly to maintaining and cleaning of the pipes.

At this time, Mr. Sullivan confirmed the applicant has completed their case. Chairman Colton-Max carried the case to the next regular meeting.

**5. Next Regular Meeting Date**



A. Monday, April 3, 2023 at 7:30 pm

**6. Adjournment**

There being no further discussion, Mr. Miller moved to adjourn the meeting, seconded by Ms. Harris. Chairman Colton-Max adjourned the meeting at approximately 11:00 pm.

Submitted by  
Ojetti Davis, Secretary  
Planning Board

**\*These minutes are a summary and the actual statements can be found on the video located on the Village's website at the following link:**

**<http://southorangetwpnj.civicclerk.com/Web/Player.aspx?id=2439&key=-1&mod=-1&mk=-1&nov=0>**