



**MORRIS COUNTY CONSTRUCTION BOARD OF APPEALS
MINUTES**

Thursday, December 19, 2024 – 6:00 P.M.
Morris County Commissioners Public Meeting Room
Administration & Records Building
10 Court Street
Morristown, New Jersey 07963-0900
Remote via Cisco WebEx Video Conference

Join link:

<https://morriscountynj.webex.com/morriscountynj/j.php?MTID=m2f076d05eea7bdec1f7d1433ff20875e>

Vice Chairman Jeffrey Betz called the meeting to order.
Pledge of Allegiance
Open Public Meeting Statement
Vice Chairman Jeffrey Betz requested a roll call.

PRESENT:

Regular Members: Chairman Theodore Maglione (6:12 P.M.), Vice Chairman Jeffrey Betz,
John Kostrowski, Jr., Keith Lynch (4)

Alternate Members: Larry D. Ott (1)

ABSENT: Sean Donlon, Nick Marucci; Kimberly A. Hurley, Timothy Braden (4)

ALSO PRESENT: Staci L. Santucci, Esq., County Counsel,
Sheila M. Leary, CPM, Board Secretary

APPROVAL OF MINUTES: Draft minutes of the meeting held on November 21, 2024, previously distributed and unanimously approved by the Board.

RESOLUTION(S) FOR APPROVAL:

Resolution MC2024-4 (MC#2024 – 12: 446 Green Village Rd., Chatham Twp., NJ 07935 v Chatham Twp., NJ).

By motion of Chairman Maglione to approve the resolution, seconded by John Kostrowski, Jr., a vote was taken of the four (4) voting Board members and pursuant to the authority granted to it under N.J.A.C. 5:23A - 2.3, the Board, by unanimous vote, approved the resolution.

<i>VOTING RECORD</i>	<i>Yes</i>	<i>No</i>	<i>Abstain</i>	<i>Absent</i>
Ted Maglione, Chairman Builder, Professional Engineer, Construction Official, Building Subcode Official/Insp. HHS, Special member - Escrow	✓			
Jeffrey Betz, Vice Chairman Certified Fire Official, Fire Protection Subcode Official, Construction Official, Building Inspector – RCS, Fire Protection Inspector HHS, Housing Code Official, Inspector Hotels & Multiple dwellings	✓			

John Kostrowski, Jr. Master Plumber, Plumbing Subcode Official/Insp. ICS/HHS, Construction Official, Building Inspector RCS/ICS	✓			
Keith Lynch Certified Fire Official, Fire Protection Subcode Official, Construction Official, Electrical Contractor, Electrical Insp. HHS, Building Subcode Official/Insp. HHS	✓			

Resolution MC2024-5 (MC#2024 – 8: 224 Ridgedale LLC v Hanover Twp Fire District No. 3, Bureau of Fire Prevention).

By motion of Chairman Maglione to approve the resolution, seconded by John Kostrowski, Jr., a vote was taken of the four (4) voting Board members and pursuant to the authority granted to it under N.J.A.C. 5:23A - 2.3, the Board, by unanimous vote, approved the resolution.

VOTING RECORD	<i>Yes</i>	<i>No</i>	<i>Abstain</i>	<i>Absent</i>
Ted Maglione, Chairman Builder, Professional Engineer, Construction Official, Building Subcode Official/Insp. HHS, Special member - Escrow	✓			
Jeffrey Betz, Vice Chairman Certified Fire Official, Fire Protection Subcode Official, Construction Official, Building Inspector – RCS, Fire Protection Inspector HHS, Housing Code Official, Inspector Hotels & Multiple dwellings	✓			
John Kostrowski, Jr. Master Plumber, Plumbing Subcode Official/Insp. ICS/HHS, Construction Official, Building Inspector RCS/ICS	✓			
Keith Lynch Certified Fire Official, Fire Protection Subcode Official, Construction Official, Electrical Contractor, Electrical Insp. HHS, Building Subcode Official/Insp. HHS	✓			
Larry Ott Construction Official, Electrical Subcode Official, Electrical Insp. HHS	✓			

CASE(S) TO BE HEARD: None

CASE(S) POSTPONED:

MC#2024 – 9: 82 Sunset Dr., Chatham, NJ v Chatham Township, NJ (*Pending Agreed Settlement*)
MC#2024 – 13: J&J Farms Creamery Co., Inc. v Parsippany-Troy Hills, NJ

CASE(S) WITHDRAWN: None

CORRESPONDENCE:

- Budget Balance as of December 19, 2024 - \$2,220.03

OLD BUSINESS:

- Pending review - Escrow/Professional Fees Application (Update)

NEW BUSINESS:

- Proposed Meeting Schedule for 2025

NEXT MEETING: Thursday, January 30, 2024, at 6:00 P.M.

ADJOURN: 6:20 P.M.

Sheila M. Leary, CPM
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 Board Secretary