

MINUTES

CRESSKILL PLANNING BOARD

MAY 13, 2014

Mayor Romeo opened the meeting at 7:39 PM and announced the requirements of the Open Public Meetings Act had been fulfilled.

Members present at roll call: Mayor Romeo, Councilwoman Tsigounis, Ms. Bauer, Mr. Morgan, Mrs. Schultz, Mr. Calder and Mr. Ulshoefer. Also present were Mr. Azzolina, Borough Engineer, and Mr. Steven Schuster, Board Attorney.

Mr. Morgan made a motion to approve the minutes of the April 22, 2014, meeting. The motion was seconded by Mr. Calder. All present were in favor of the motion. Motion approved.

Correspondence

Preliminary subdivision plat for 15 Wakelee Dr. Corp, Park Avenue and Morningside Avenue, Application #1441M.

Voucher from Mr. Steven V. Schuster for services rendered relative to the Cresskill Planning Board for the month of February 2014 in the amount of \$1,214.38, for the month of March 2014 in the amount of \$1,116.58, for the month of April 2014 in the amount of \$1,100.28, for services relative to Application #1440M, Ramapo Developers, in the amount of \$1,010.60 and Application #1441M, 15 Wakelee Drive Corp., in the amount of \$1,434.40. Mrs. Schultz made a motion to approve, seconded by Mr. Morgan. All present were in favor. Motion approved.

Memo from the Borough of Alpine regarding an ordinance to amend Chapter 179 of the Zoning Code of the Borough of Alpine. Copy to Mr. Schuster. File.

Notice of Public Hearing on the 2014 Master Plan Re-Examination Report for the Borough of Dumont, with a copy attached. Copy to Mr. Schuster. File.

Memo from the Borough of Tenafly regarding Ordinance No. 14-10 – An Ordinance to amend Chapter 35 of the revised general ordinances of the Borough of Tenafly, entitled “Land Development Regulations” and more particularly: Amending Section 35-702 entitled “Applicability” and Section 35-703 authorizing entitled “Waiver.” Copy to Mr. Schuster. File

Letter from the County of Bergen, Department of Planning and Economic Development dated May 1, 2014, to the Cresskill Planning Board noting that they are in receipt of a Subdivision Application from Ramapo Developers, LLC, 400 Eleventh Street. File.

Letter from Hubschman Engineering, to the Cresskill Planning Board, dated April 28, 2014, stating their intent to file a Treatment Works Approval Application for the Park Avenue Subdivision, 128 & 130 Morningside Avenue. The applicant is proposing to construct a sanitary sewer connection for two new single family dwellings. This notification is sent in accordance with NJAC7:1C-1.1. File.

Letter of Introduction from Mr. Edward M. Rossi, Construction/Zoning Official, dated April 30, 2014, sending Mr. and Mrs. Singer to this Board of approval. They would like to build a new single family home at 113 Jackson Drive. No application has been received.

Subdivision Committee

Councilwoman Tsigounis had nothing to report.

Report from the Borough Engineer's Office

Mr. Azzolina noted that he has received revised drawings for the Park Avenue subdivision and they are currently under review. The plat received from Ramapo Builders for the 11th Street subdivision is acceptable subject to the piece of correspondence that we just received from the County of Bergen. A couple minor typos need to be corrected on the drawing, but once that is corrected, he recommends that we sign the final plat which would allow them to record that subdivision. He explained that this is the final plat that he is recommending for approval. The 11th Street subdivision was a major subdivision because it required so many variances. The final plat was consistent with the preliminary plat. It was filed with the County clerk's office. It shows the outline of the two new lots. There is one typo relative to who the owner of the property is and what the date of the survey was. Once those two minor things are corrected and they give the Mylar, that gets signed by the Chairman and the Secretary and it gets recorded. Mrs. Schultz made a motion to approve, seconded by Mr. Calder. All present were in favor. Motion approved.

Old Business

None.

New Business

None.

Other Business

None.

Mayor Romeo opened the meeting to the public. No public wished to be heard.

Motion was made by Mr. Calder to adjourn the meeting at 7:47 PM, seconded by Mrs. Schultz. All present were in favor. Motion approved.

The next four regular Planning Board meetings are scheduled for May 27, June 10, June 24, and July 8, 2014, at 7:30 PM in the Borough Hall.

Respectfully submitted,

Carolyn M. Petillo
Recording Secretary