

MINUTES

CRESSKILL PLANNING BOARD

JUNE 26, 2012

Mr. Vaccaro opened the meeting at 7:48 PM and announced the requirements of the Open Public Meetings Act had been fulfilled.

Members present at roll call: Mayor Romeo, Councilwoman Tsigounis, Mr. Vaccaro, Mr. Galdi and Mr. Morgan. Ms. Bauer arrived at 7:55 PM. Also present were Mr. Paul Azzolina, Borough Engineer, and Mr. Steven Schuster, Board Attorney.

Mr. Galdi made a motion to approve the minutes of the June 12, 2012, meeting. The motion was seconded by Mr. Morgan. All present were in favor of the motion. Motion approved.

Correspondence

Letter of Introduction from Mr. Edward M. Rossi, Construction Official, dated June 21, 2012, sending Mr. Hosu Lee to this Board for approval. He had originally planned to build an addition with alterations at 102 6th Street. He has gone beyond the scope of the project in that he has removed more than 50% of the structure. This is now considered "New Construction" in accordance with Borough Ordinance, Chapter 218, Site Development, which requires site plan approval. An application was received on April 13, 2012, #1420, for this property. No one was present. Mayor Romeo explained that Mr. Lee went to the zoning Board and they told him that they were operating a business out of there and they wanted to see better plans and what was exactly going to happen. He then came to the Planning Board and was told that he would have to go for site plan approval to build a new house. Mr. Lee then went back to the Construction Code Official and told him that he was just going to go straight up and didn't need any variances. In the meantime, the house mysteriously fell to the ground. Now it is more than 50% so he is coming back here for a brand new house. Mayor Romeo is not sure if the plans that were submitted in April are the right plans. He may have changed them. Mr. Azzolina was given a set of the plans from April to review. There is currently a stop work order on the property.

Subdivision Committee

Councilwoman Tsigounis noted that a new application was received. Application #1422, 128 Heather Hill Road, Refined Homes, LLC, was received on June 13, 2012, and is currently under review.

Report from the Borough Engineer's Office

Mr. Azzolina had nothing new to report. He just received Application #1422 and is currently reviewing it.

The pavilion is almost done. He should be able to get the Developer's Agreement for the Daibes project done in a week or so and once that is signed, Daibes can get started.

The Alvarez Public Hearing (Application #1414) is scheduled for the next meeting, July 10, 2012.

Old Business

None.

New Business

None.

Other Business

Jeff Calder will be a new Planning Board member effective with the next meeting. He was present today.

Mr. Vaccaro opened the meeting to the public. There was a neighbor of 128 Heather Hill Road present who received a notice of a Public Hearing scheduled for tonight. She was informed that there is no Public Hearing scheduled tonight. The plans have not been looked at yet and she would get another notice for when the Public Hearing is actually scheduled.

Mr. Galdi made a motion to close the meeting to the public. Mr. Morgan seconded the motion. All present were in favor. Motion approved.

Motion was made by Mr. Galdi to adjourn the meeting at 8:03 PM, seconded by Mr. Morgan. All present were in favor. Motion approved.

The next four regular Planning Board meetings are scheduled for July 10, July 24, August 14, and August 28, 2012, at 7:30 PM in the Borough Hall.

Respectfully submitted,

Carolyn M. Petillo
Recording Secretary