

## **MINUTES**

### **CRESSKILL PLANNING BOARD**

**November 27, 2018**

Mr. Morgan opened the meeting at 7:30 PM and announced the requirements of the Open Public Meetings Act had been fulfilled.

Members present at roll call:

Mayor Romeo, Councilwoman Tsigounis, Mr. Morgan, Ms. Bauer, Mr. Durakis, Mr. Mandelbaum, Mr. Ulshoefer, Mr. Malone and Mr. Rummel. Also present were Mr. Paul Azzolina, Borough Engineer, and Mr. Schuster, Planning Board Attorney.

\*\*\*\*

Mr. Ulshoefer made a motion to approve the minutes of the November 13, 2018, meeting, seconded by Mr. Durakis. All present were in favor of the motion. Motion approved.

\*\*\*\*

#### **Correspondence**

Letter of Introduction from Mr. Bob Rusch, Construction Official, dated November 21, 2018, sending Mr. Lumaj to this Board for approval. He would like to construct two single-family homes at 26 Cresskill Avenue. Revised Application #1536M was received.

Copy of letter from The County of Bergen, Department of Planning and Engineering to Mr. Valente granting *conditional* Site Plan approval for the proposal Mixed Use Building at 478 Knickerbocker Road (Application #1533M). File.

Copy of letter from The County of Bergen, Department of Planning and Engineering to Mr. Valente granting *conditional* approval of the Major Subdivision at 462 Knickerbocker Road (Application #1533M). File.

Letter from Andrew and Helen Gravina of Dumont regarding the Mier application which has been withdrawn. File.

\*\*\*\*

#### **Subdivision Committee**

Councilwoman Tsigounis reported that amended plans for Application #1536M, 26 Cresskill Avenue, Lumaj Builders, were received on November 26, 2018. They have reduced the application from three houses to two houses.

\*\*\*\*

#### **Report from the Borough Engineer's Office**

Mr. Azzolina has nothing to report other than he just received the revised application for 26 Cresskill Avenue. He has prepared a report for tonight's Public Hearing for 105 Westervelt Place.

\*\*\*\*

**Old Business**

None.

\*\*\*\*

**Public Hearing – Application #1545 – 105 Westervelt Place**

Mr. Schuster asked for the notices from the applicant. Mr. Patel presented the notices. Mr. Schuster determined that the notices were not done properly. Therefore, the Public Hearing could not be held. Mr. Patel was informed on the proper way to do the notices and publication and the Public Hearing was rescheduled for December 11, 2018.

\*\*\*\*

**New Business**

None.

\*\*\*\*

**Other Business**

None.

\*\*\*\*

Mr. Morgan opened the meeting to the public. No public wished to be heard.

\*\*\*\*

Motion was made by Mr. Mandelbaum to adjourn the meeting at 7:48 PM, seconded by Mr. Ulshoefer. All present were in favor. Motion approved.

\*\*\*\*

The next four regular Planning Board meetings are scheduled for December 11, 2018, and January 8, January 22, and February 12, 2019, at 7:30 PM in the Borough Hall.

Respectfully submitted,

Carolyn M. Petillo  
Recording Secretary