

## **MINUTES**

### **CRESSKILL PLANNING BOARD**

**JANUARY 24, 2023**

Mr. Rummel opened the meeting at 7:35 PM and announced the requirements of the Open Public Meetings Act had been fulfilled.

Members present at roll call: Mayor Romeo, Councilwoman Schultz-Rummel, Ms. Bauer, Ms. Furio, Mr. Malone, and Mr. Rummel. Also present were Mr. Paul Azzolina, Borough Engineer, and Mr. Dean Stamos, Board Attorney.

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Ms. Furio made a motion to approve the minutes of the January 10, 2023, meeting, seconded by Mr. Malone. All present were in favor of the motion. Motion approved.

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### **Correspondence**

Letter of Introduction from Mr. Bob Rusch, Construction Official, dated January 10, 2023, sending a representative for Elgen Staffing LLC to this Board for approval. They would like to expand their office at 300 Knickerbocker Road, Suite #3700. No one was present.

Letter of Introduction from Mr. Bob Rusch, Construction Official, dated January 10, 2023, sending a representative for Early Bird Coffee & More to this Board for approval. They would like to install a new awning for their café at 29 East Madison Avenue. A representative from Early Bird Coffee was present. They expect to open in about a month. There is currently no sign. He is doing the exact same sign as the neighbor. It will be green, the same as everybody else. Mr. Rummel made a motion to approve, seconded by Ms. Furio. All present were in favor. Motion approved. Letter sent to Daniel Mitovski via email, with copies to Ms. Francesca Maragliano and Mr. Bob Rusch, Building Department.

Ms. Kathy Schultz-Rummel has been appointed as the Class III Board Member for the year 2023.

Letter of Introduction from Mr. Bob Rusch, Construction Official, dated December 22, 2022, sending a representative for the owners of 171 Magnolia Avenue to this Board for approval. They would like to construct a new single-family dwelling at 171 Magnolia Avenue and will require variances. Application #1588 was received on January 20, 2023, and is currently under review.

Letter of Introduction from Mr. Bob Rusch, Construction Official, dated December 22, 2022, sending a representative for the owners of 101 Heather Hill Road to this Board for approval. They would like to construct a new single-family dwelling at 101 Heather Hill Road and will require a variance. Application #1587 was received on January 13, 2023, and is currently under review.

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### **Subdivision Committee**

Applications #1588, 171 Magnolia Avenue, Tenaflly Rentals 2 LLC, received January 20, 2023, and #1587, 101 Heather Hill Road, 101 Heather Hill Road Cresskill NJ LLC, received January 13, 2023, were distributed.

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

Mr. Azzolina sent a report detailing the following: Application #1585, 266 Concord Street, Adam Pitt, c/o Mark Madaio, has been revised to include a site plan. An assistant visited the site on January 13, 2023. A preliminary review and draft report to the Board has been completed. As per Mayor Romeo, this application shall become the jurisdiction of the Zoning Board of Adjustment as opposed to this Board, as originally contemplated.

Application #1586, 158 Truman Drive, Monica Alvarez, c/o Matthew Capizzi, was received on January 11, 2023, and visited by an Assistant Engineer on January 16, 2023. The application is currently under review. The application is classified as a "Major Development" and therefore subject to specific stormwater management design and performance standards as set forth in the RSIS and/or Chapter 226 of the Borough Code. The application is substantially complete as presented but must, however, be supplemented to include a Stormwater Management Report. His office will contact the applicant's engineer to review this requirement as well as certain other minor plan deficiencies identified during the course of their preliminary review.

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**Old Business**

None.

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**New Business**

None.

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**Other Business**

None.

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Mr. Rummel opened the meeting to the public. No public wished to be heard. Mr. Rummel closed the meeting to the public.

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Motion was made by Mr. Malone to adjourn the meeting at 7:40 PM, seconded by Ms. Bauer. All present were in favor. Motion approved.

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The next four regular Planning Board meetings are scheduled for February 14, February 28, March 14, and March 28, 2023, at 7:30 PM in the Borough Hall.

Respectfully submitted,

**Carolyn M. Petillo**

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Recording Secretary