

PLANNING BOARD

Minutes of

June 24, 2015

Present:

Mr. Ciarlariello
Mayor Giordano
Mr. Kreder
Mrs. Kreder
Mr. Righetti
Mr. Tevlin
Chairman Fagan

Absent:

Mr. Branan
Mr. Stabile
Mr. Hollod
Mr. Mitchell

Also present were Attorney Brian Schwartz, Borough Engineer David Testa and Recording Secretary Maryann Thorpey. Chairman Fagan called the meeting to order at 7:05PM, the compliance statement was read, the pledge of allegiance and roll call was taken.

The minutes of May 13 were moved by Mayor Giordano, seconded by Mr. Righetti, unanimous approval with corrections.

Resolution for SPR-15-001 Mount Phoenix Inc., Kiddie Academy, was moved by Mayor Giordano, seconded by Mr. Tevlin unanimously approved by Messrs. Ciarlariello, Giordano, Kreder, Righetti, Tevlin, Fagan and Mrs. Kreder.

SD-15-001, 219 Greenbrook Road, LLC – seeking to subdivide 40-42 Washington Avenue into 2 lots, a 2-family duplex will be built upon each lot. Larry Vastola attorney for the applicant explained the application is compliant. Ronald Snyder, 209 Warrenville Road, Green Brook, the applicant, was sworn in. This property is in the Historic District, Mr. Snyder attested that he would build in compliance with the theme of the neighborhood. Each 2-story duplex will have a garage, full walk-out basement and 2 ½ baths. There is no fencing currently and no fencing will be installed.

Open to the public.

Mr. Laidlaw, 44 Washington Avenue, questioned the trees on the property. Mr. Snyder will remove the dead trees and trim the healthy trees.

W. Leland Titus, 618 Somerset Street, civil engineer, was sworn in.

Comments from the public – none.

Mr. Vastola summarized.

Mr. Tevlin moved to accept the application with conditions, Mr. Kreder seconded, unanimous approval.

Mr. Tevlin moved to adjourn, Mrs. Kreder seconded, meeting adjourned at 7:40PM.