

**HISTORIC PRESERVATION COMMISSION  
REGULAR MEETING SEPTEMBER 20, 2016**

**ROLL CALL**

Katherine Miller, Chair  
Laly Espinoza Kuga, Vice Chair (excused)  
Scott Lamperti  
Wendy Schaefer  
Janice Allen (excused)  
Curt Climes, Alternate 1 (excused)  
Steve Siegler, Esq., Associate Borough Attorney

Also present recording secretary Stephanie Sherwood.

Call to order at 7:04 pm. Ms. Miller read the Compliance Statement.

**NEW BUSINESS**

Howard Klein, Construction Official, was present. Discussion ensued regarding inspections within the Historic District. Ms. Miller shared her concerns with 3 Myrtle Avenue, specifically work that had been done without a certificate of appropriateness. Mr. Klein confirmed the revocation of their construction permit. Ms. Schaefer suggested that a Commission member accompany Mr. Klein from time to time on final inspections to ensure adherence to the certificates of appropriateness; he agreed. Mr. Klein requested that applications include “before” pictures of the houses.

He then commented on 96 Mercer Avenue, specifically the request for emergency repairs to the leaking slate roof. Although the repairs do not require a construction permit, he noted that the owner had applied, which will allow him to monitor the work. Responding to Ms. Miller, Mr. Klein advised that 120 Sycamore Avenue had been condemned and PSE&G had been notified to cut off the utilities. Reporting on 30 Rockview Terrace, he confirmed that the garage had been condemned. Regarding the installation of the sidewalk at 86 Park Place, he referred the Commission to the Zoning Officer. Mr. Klein assured that prior to final inspection at 43 Myrtle Avenue, the Commission would have the opportunity to approve the windows. Commenting on the deteriorating paint at 163 Sycamore Avenue, he confirmed that property maintenance had been notified of same.

Ms. Miller voiced her desire to work with the Construction Official and ensure that all homeowners within the historic district adhere to the guidelines of N.P.R.G.O. 22-122.

Ms. Schaefer inquired about the reversing of a decision once a final inspection is complete. In response, Mr. Klein explained that barring imminent danger, final inspections are just that.

## **PUBLIC COMMENT**

Carlos Alarcon, 96 Mercer Avenue, requested an emergency permit to repair the leaking slate roof and the Yankee gutters in kind. Ms. Miller offered to look at the roof with the applicant the following morning. If there were no concerns, she advised that she would ask the Construction Official to grant the emergency permit with the understanding that the application be heard at the next regularly scheduled meeting.

## **NEW APPLICATIONS**

**COA 01-09-20-2016, 41 Myrtle Avenue.** Serene Sky was not present. Ms. Miller advised that the application would carry over to the next regularly scheduled meeting.

## **OLD APPLICATIONS**

**COA 01-03-01-2016, 63 Grove Street.** Maria Aguirra and Pastor Abdiel Hernandez were sworn in. Ms. Aguirra presented a drawing of the church that they would like to build at 63 Grove Street. Ms. Miller explained that the church would need to present an architectural rendering in order for the Commission to approve same.

## **PUBLIC COMMENT**

Frank D'Amore, Sr., 40 Willow Avenue, North Plainfield, shared his continued concerns with the lack of enforcement within the historic district. Citing 45 Rockview Avenue as an example, the speaker reported that the brick steps in the front of the house had not been replaced in kind, yet the work had been approved. The unique architectural features at 104 Sycamore Avenue have deteriorated and may be beyond repair. The balusters and railings have been removed from the front porch at 109 Park Place and a column is missing from the front porch at 110 Park Place, he reported. As per N.P.R.G.O. 22-122, the owner of 86 Park Place must install a bluestone sidewalk. He called to question why the Master Plan did not include an historic element.

## **APPROVAL OF MEETING MINUTES**

Regular Meeting of August 23, 2016: All in favor.

Motion to adjourn by Ms. Miller, seconded by Ms. Schaefer and on voice vote carried unanimously.

Meeting adjourned at 8:45 pm.