

Minutes

Regular Meeting

Englewood Board of Adjustment

Thursday August 13, 2015

Municipal Court 73 South Van Brunt Street

8:00 p.m.

Members present: Mr. Feintuch, Mr. Fuld, Mr. Reidler, Ms. Thomas, Chairwoman Byrne, Mr. Wilson

Members absent: Mr. Schwalbe, Mrs. Baker-Jackson

Also present: Mrs. Evans, Mr. Meisner, Michelle Austin, Esq

Meeting called to order at 8:10 p.m.

Roll call, announcement of proper notice of meeting

Board Business:

Phillip Meisner was sworn in as a member of the Board of Adjustment. The oath was administered by Michelle Austin.

Announcements:

File#2015-4 Pennywise, 17 Grant Street
Moved to September 17th

File#2015-7 Ottensoser, 285 Robin Road
Moved to September 17th

File#2015-11 Meyer Orbach, 148 East Linden Avenue
Moved to August 24th

File#2015-12 David and Anna Serur, 202 Sherwood Place
Moved to August 24th

New Application:

File#2015-14 Jay and Randy Fishman, 333 Hillcrest Road

Gordon Braverman, attorney for the applicant addressed the board. He explained that the applicants are seeking an addition to their home for medical reasons. The applicant will no longer be able to access stairs because of his condition so they are seeking approval for an addition that will render the home barrier free and enable him to continue to live in the home.

Patrick Burke was sworn in and gave testimony as the architect for the applicant. He stated that the home is not wheelchair compliant and that the first floor addition they are seeking is less than 1,500 square feet. The garage will be remedied to allow a special equipped van to park inside and give the applicant wheelchair access. Marked as evidence were the following:

A1-photo of existing home

A2-existing plans of house dated 7/16/2015

A3-plan of proposed addition dated 7/16/2015

A4-elevations of addition dated 7/16/2015

The addition is designed to be one story. The roofline will be lower than the existing house. Once the proposed addition is complete the client will never need to access the second floor. The meeting was opened to the public to question Mr. Burke. No one came forward. The public portion of the meeting to question Mr. Burke was then closed.

Richard Schomer, planner and engineer for the applicant was sworn in and gave testimony. He described the site plan and surrounding area. Marked as evidence were the following:

A5-colored variance plan exhibit

A6-existing house with proposed addition date 7/24/2015

A7-photoboard showing 4 photos

Mr. Schomer stated that one tree will be removed. He further stated that he read the city engineers report and they will comply with his requests (S1-S8). The meeting was open to the public. The following person came forward:

Stan Slachetka (board planner). Mr. Slachetka was sworn in and stated that he concurs with the city engineers comments.

The public portion of the meeting to question Mr. Schomer was then closed.

Mr. Braverman gave his summary. There was a board discussion.

Motion to approve: Mr. Reidler Second: Mr. Fuld

Passed by a vote of 7 yes (Feintuch, Fuld, Reidler, Schwalbe, Thomas, Byrne, Meisner)

0 no

Continued Application:

File#2015-5 Ilana Goldberg, 333 East Linden Avenue

Mr. Meisner recused himself from this case.

Brian Chewcaskie, attorney for the applicant addressed the board. He called Massimo Piazza to be sworn in and give testimony as the engineer for the applicant. The applicant is proposing an in ground pool with patio and cabana. Marked as evidence were the following:

A1-sheet one of site plan existing dwelling dated 10/29/14

A2-sheet two of site plan for grading, drainage, sediment plan

A3-A-D photos of property taken by Mr. Piazza in 2013

A4-2 photos A&B taken 3/15/2015

The applicant is proposing a landscape buffer on the easterly side of the property. The property is in the RAAA zone.

John Messina, Esq representing neighbor Alan Surow (objector) cross examined Mr. Piazza. Mr. Chewcaskie conducted redirect examination. The meeting was open to the public to question Mr. Piazza. No one came forward. The public portion of the meeting to question Mr. Piazza was then closed.

Gerard Hazel, planner for the applicant was sworn in and gave testimony. Marked as evidence were the following:

A5-11x14 photos-eight photos taken 8/7/2015 taken by Mr. Hazel

This case was continued to September 17th

Motion to adjourn: Mr. Reidler Second: Ms. Thomas

Meeting adjourned at 11:00

Respectfully submitted, Tina Evans

