

**CITY OF ENGLEWOOD- PLANNING BOARD**  
**MINUTES**  
**April 8, 2010**

**Attendance:**

Mayor, Frank Huttle III  
Marvin Anhalt, Chairman  
James Demetrakis, Vice Chair  
Charlotte Bennett Schoen, Councilwoman  
Lewis J. Baer  
Curtis Caviness  
Marion Imperatore  
Jordan Comet, Alternate I  
Toni Fay, Alternate II  
Richard J. Abrahamsen, Esq., Board Attorney  
Mirjana Tarabocchia, Board Secretary

**Item #1 2009-15**

**Applicant: Elite Car Salon, Inc.**

**Address: 107 S. Dean Street**

**Block: 2408 Lot: 25**

**Discussion:** The matter was scheduled for a Public Hearing. Attorney for the applicant requested that the matter be carried to the April 27<sup>th</sup> 2010 with the Stipulation for the Board to take action under the Municipal Land Use Law was extended by consent to that meeting.

**Item #2 Case No. 2010-9**

**Applicant: Creative Kosher Restaurant, LLC**

**Block: 1208 Lot: 6.05 & 6.06**

**Discussion:** A duly notice public hearing was conducted on this Application for Final Site Plan and parking waiver for an existing restaurant with an increase in seating in SBD Zone.

Appearing for the Applicant Mark Madaio, Esq. Testimony was given by Mr. Dipple, Licensed Engineer of L2A Land Design, LLC., Mr. Lugio, Parking Expert Kenneth Albert City Planner/City Engineer and Applicant Mr. Solomon Owner/Chef. Applicant entered into evidence Exhibit A1- Site Plan of L2A Land Design, LLC, Exhibit A2- Parking Chart; Exhibit A-3 Architectural Floor Plan by Axis Studios; Exhibit A-4 Report dated 3/26/2010.

CITY OF ENGLEWOOD  
PLANNING BOARD MINUTES  
April 8, 2010  
-page 2-

Applicant represented and proposed to open a restaurant with 40 seats with no change to the original foot print of the existing layout. The applicant proposes to have 8-10 employees. Upon Board discussion with the applicant and the applicant in compliance with the agreed upon terms set forth on the record. below:

The Applicant will provide to the Board a 10 parking space agreement of the specific location, either with the surrounding venues, if not, then a parking agreement with the City Municipal Parking Complex.

The applicant hours of business shall be Saturday through Thursday 11:00 am to 9:00 pm for lunch and dinner; Friday 11:00 am through 3:00 pm for lunch service only and on Sundays a brunch and dinner services.

The Applicant will have garbage removal 3 times per week at his own expense, wherein the recyclables shall be done through the carting service and the applicant will provide a Certificate of Recycling.

The Applicant will lower the Audio Speakers from the existing ceiling structure to a point that is lower to alleviate the noise to the residents residing above in the condominium.

Public questions and comments were given by Mr. Pugh; Mr. Mitnick, Mr. Fields, Ms. Harary; Ms. Lewis; Ms. Cohen.

Upon Board discussion the matter was approved and a resolution shall be prepared.

The Minutes of the February 23, 2010 and March 4, 2010 meetings were approved by the Board.

The Resolutions memorialized by the Board are 476 Grand, LLC; The Jewelry Box (Big Buddha); Cutie Patooties Playspace; 229 Engle Street Associates, LLC

The meeting was adjourned at 10:00 pm.

Approved on April 27, 2010 Meeting / Mirjana Tarabocchia Planning Board  
Board Secretary