

**CITY OF ENGLEWOOD- PLANNING BOARD
MINUTES
November 27, 2007
8:00 P.M.**

Attendance:

Mayor Michael Wildes
Lenore Schiavelli
Michael Strulowitz (arrived @ 8:30 pm)
Fitz Haney
Jordan Comet
Rev. Vernon Walton
Sondra Greenberg
Richard J. Abrahamsen, Esq.
Kenneth Albert
Mirjana Tarabocchia, Secretary

Item # 1 Concept Review/ Work Session

Case No: 2007-15

Applicant: Dodge of Englewood

Address: 476 Grand Avenue

Block: 3005 **Lot:** 3

Discussion: At the request of the Applicant the matter was scheduled for a work session/concept review. Attorney for the Applicant requested by letter that the matter be rescheduled and carried for 60 days with the stipulation that the time for the Board to take action under the Municipal Land Use Law was extended by consent to that extension.

Item # 2 - Concept Review/ Work Session

Case No: 2007-23

Applicant: Engle Ave LLC

Address: 208 W. Englewood Avenue

Block: 2019 **Lot** 7.02

Discussion: A duly noticed concept review/public hearing was conducted on this Amended Preliminary Site Plan Application. Attorney Nicholas Sekas, Esq. presented the Application to the Board. Upon Board review and discussion of the new location of the dwelling in compliance with the front yard set back with no other zoning issues. A waiver of the Application was approved by the Board. A letter will be sent of such waiver referring it back to the Building Department so that the Applicant can obtain a Certificate of Occupancy.

Item # 3 Public Hearing

Case # 2005

Applicant: Han Moory Church

Address: East Palisades Avenue / 7 North Woodland Street

Block: 1902 Lots: 5.01 & 7

Discussion: At the request of the Applicant the matter was scheduled for a work session/concept review. Attorney for the Applicant requested by letter that the matter be rescheduled and carried to January, 2008 with the stipulation that the time for the Board to take action under the Municipal Land Use Law was extended by consent to that meeting.

Item # 4 Executive Closed Session To Discuss Litigation

Discussion: Upon Board discussion the memorializing resolution was approved and the matter went into closed session.

Minutes of the November 1, 2007 meeting were approved by the Board.

The 2008 Meeting Calendar for the Englewood Planning Board were approved by the Board.

The Cancellation of the December 6th, 2007 meeting was announced to the Board and the Public.

Resolutions memorialized by the Board: 46 West Palisades Avenue, LLC, Riviera Produce, Inc., East Hill Synagogue, Commerce Bank Extension to perfect subdivision and the Englewood Redevelopment Associates Pad, LLC permission to withdraw its application.

The meeting was adjourned at approximately 9:45 p.m.