

Minutes

Englewood Planning Board

Thursday October 6, 2016

Municipal Court 73 South Van Brunt Street

8:00 p.m.

Members present: Mayor Huttler, Councilman Forman, Mr. David, Mr. Baer, Mr. Maron, chairman Demetrakis, Mrs. Mann, Mr. Brown

Members absent: Mr. Dacey, Mr. Lasher, Ms. Fay

Also present: Mrs. Evans, Mr. Kates

Meeting called to order at 8:00 p.m.

Roll call, announcement of proper notice of meeting, salute to the flag

Completeness Review:

File#2016-11

Amorito, LLC

150 South Dean Street

Block 2407 Lot 6

Brian Chewcaskie, Attorney for the applicant addressed the board. He requested that the application be deemed complete and moved to November 3rd. City Engineer **Frantz Volcy** stated to the board that the application is complete.

Continued Application:

File#2015-14

Old Dominion Company

50 East Palisade Avenue

55 Grand Avenue

Brian Chewcaskie, attorney for the applicant gave the board a recap of the case thus far. He called **Michael Hubschman** to continue testimony as the civil engineer for the applicant. Marked as evidence: A7-Hubschman Traffic Count Report/Traffic Impact Study

The meeting was open to the public to question Mr. Hubschman. The following person came forward: Melvin Boudrot 81 Tracy Place

Conrad Roncatti, architect for the applicant was recalled. He stated that the building currently has retail on the first floor and general office on the upper floors. Marked as evidence was the following:

A8-Hubschmanengineering sheet, page two of two dated 10/14/15

The meeting was open to the public to question Mr. Roncati and Mr. Hubschman. The following people came forward:

Sandy Greenberg 449 Liberty Road

Frantz Volcy City Engineer

Neil Desai, Planning Board Planner

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

This case is continued to November 14th

File#2016-10

Community Synagogue of Tenafly and Englewood

509 Engle Street

Matthew Capizzi, representing the applicant addressed the board. He called **Michael Hubschman** to give continued testimony as the engineer for the applicant. The applicant agreed to add additional landscaping to the property. Several street trees were proposed. The trees will have a planting height of 12 -14 ft. Marked as evidence was the following:

A-3 colorized version site plan dated 10/6/16

Additional trees will be planted along the fence. The applicant agreed to a maintenance retainer which will replace the plantings if they die within two years. The meeting was open to the public to question Mr. Hubschman. The following people came forward:

Dana Thomas 110 East Hudson Avenue

Sandy Greenberg 449 Liberty Road

Dan Altman 493 Engle Street

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

The meeting was then open to the public for comments. The following people came forward and were sworn in:

Sandy Greenberg 409 Liberty Road

Dana Thomas 110 East Hudson Avenue

Dan Altman 493 Engle Street

Mr. Thomas presented three (3) photos of the Synagogue property that were downloaded from google earth. They were marked O1,O2, O3

The board discussed the application and a motion to approve was made by Councilman Forman. There was a second by Mrs. Mann. The vote was as follows:

6 yes (Forman, David, Baer, Maron, Demetrakis, Mann)

0 no

The applicant was approved with the following but not limited to conditions:

The trees that will be planted will have a height of 12-14 feet

A 36" hedge will be re routed around the planting corner

A maintenance retainer will be provided in the event that the plantings die within two years

Mr. Brown left the meeting before the vote took place.

Motion to adjourn: Mr. Maron Second: Mr. David

Meeting adjourned at 10:45

Respectfully submitted,

Tina Evans