

**MINUTES OF THE FEBRUARY 9, 2011 PLANNING BOARD
BOROUGH HALL, BOROUGH OF HILLSDALE**

MEMBERS PRESENT: J. DeGise, E. Alter, K. Fuchs F. Garra, W. Franklin, E. Lichtstein,
F. Franco, L. Calabria, J. Miano

MEMBERS ABSENT: Mayor Arnowitz, Councilman Giancarlo

EMPLOYEES PRESENT: H. Ritvo, Esq. Board Attorney
C. Statile, P.E., Board Engineer
C. Wyssenski, Deputy Secretary

Chairman DeGise called the meeting to order at 7:30 P.M. with a reading of the Open Public Meetings Statement.

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CORRESPONDENCE:

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NJPO Training Courses – Ms. Miano and Ms. Calabria will be attending the training course.

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RESOLUTIONS:

PZ-01-11 Malocha Block 902, Lot 32, 260 Pascack Road, “c” Variance Application Mr. Ritvo provided the Board with a Memorializing Resolution approving the application.

PZ-02-11, Doyle, Block 1401, Lot 1, 202 Broadway “c” Variance Application Mr. Ritvo provided the Board with a Memorializing Resolution approving the application.

PUBLIC HEARINGS:

PZ-03-11, Meyerson, Block 403, Lot 10, 27 Winthrop Road, “c” Variance Application
Bulk variance for new deck which side and rear yard setbacks and improvements will exceed the impervious and building coverages.

Mr. Mancinelli, the applicant’s attorney and Mr. Joseph Bruno, the applicant’s architect and planner were present. Mayor Arnowitz and Councilman Giancarlo recused themselves from the application.

The applicant requires several bulk variances to construct a rear addition and deck. An impervious coverage variance is also necessary. Mr. Bruno testified that several configurations were reviewed with Mr. Meyerson before deciding on the proposal. The lot is undersized as well as most of the lots in the surrounding neighborhood. The applicant agreed to install brick pavers in the driveway to reduce the impervious coverage. The home will remain a one-story dwelling.

Mr. Alter made a motion to approve, seconded by Mr. Franklin. Ms. Miano, Mr. Franco and Ms. Calabria were opposed. The remainder of Board voted in the affirmative and the motion carried to approve the application.

ADJOURNMENT:

The meeting was adjourned at 9:30 p.m.

Respectfully submitted,

Christie Wyssenski
Deputy Secretary