

REGULAR MEETING OF JANUARY 13, 2014

The meeting of the Fair Lawn Planning Board on Monday, December 9, 2013, was called to order at 7:50 P.M. by Chairman Brent Pohlman in the Council Chambers of the Fair Lawn Municipal Building.

The notice of Open Public Meetings Law was read stating that the newspapers were notified and a notice posted on the first floor bulletin board of the Fair Lawn Municipal Building.

Roll Call

PRESENT: Chairman Brent Pohlman, Peter Kortright, III, Deputy Mayor Amy Lefkowitz, Vice-Chairman Joseph Mele, Larry Metzger, Joan Fragala, Daniel Furphy, Amy Hummerstone, Benjamin Bontekoe, Oliver Wilhelm and James Hughes

Also present: Board Attorney Thomas W. Randall, Esq., Board Engineer Jeffrey Morris and Board Secretary Cathryn Hochkeppel.

Approval of Minutes

Upon motion by Joan Fragala and a second by Deputy Mayor Lefkowitz, the minutes of the meeting of December 9, 2013 were unanimously approved. AYES: Chairman Brent Pohlman, Vice-Chairman Joseph Mele, Larry Metzger, Joan Fragala, Amy Hummerstone, Deputy Mayor Amy Lefkowitz, Daniel Furphy ABSTAIN: Benjamin Bontekoe

General Public Comment

Chairman Brent Pohlman opened the time for public comments.

Bernice Katz, a member of the Beaverdam Task Force, residing at 2-22 Saddle River Road, said she was a representative of the group and is concerned about Oceano's restaurant. A few years ago they attempted to open a catering hall and were turned down. Ms. Katz stated that the group feels that opening a catering hall in that neighborhood will cause accidents and more traffic. It is difficult pulling out of your driveway now. The catering hall will also be making noise and traffic seven days a week because they will have afternoon events, etc. Ms. Katz pointed at that years ago, this area was Kinds Dairy which was historic in itself. The zoning is residential, no commercial and it should stay that way. There is a barn in the rear but no one ever tried to preserve it. She emphasized the residential character of the neighborhood and that cars come off Route 4 very quickly. Rezoning this area will not benefit the town or the residents. As residents in that area, we deal with the traffic all the time but it will be increased tenfold if it becomes a catering hall. Ms. Katz thanks the Board for their input.

Maria Paley, 2-18 Saddle River Road, stated that the parking lot is directly across from her house. On Saturday, she gets the car beams going directly in her house at 11:00 and 12:00 p.m. She

stated she is use to dealing with the Saturday and Sunday traffic but is very concerned that if there are big events, there will be a great deal of traffic. Another problem she noted that there is one way in and one way out. If she wants to get out of her driveway, she has to wait for everyone to exit Oceano's lot first. She does not want to deal with these issues on weeknights as well and does not want the current situation exasperated.

Kathleen Peters, 35 Brookside Avenue stated that she has been a resident for 36 years. She stated that Oceano's has been a friendly neighbor to all of them but right now they have to deal with soccer traffic for the park and the spillover from Oceano's. There is a great deal of traffic down Brookside. She pointed out that there is a small daycare on Brookside and on Saddle River Road and she is concerned for the children. She stated that she does not think a two lane road can accommodate high-rise parking. She stated that it is not in the best interest of the community to rezone that area.

Wendy Steinberg, 39-18 Brookside Avenue; stated she was concerned about drunk driving and wants to protect the children. People will drink and it will be dangerous to the residential neighborhood.

Kenneth Maat, 40-14 Brookside Avenue, stated that the only reason the owner wants to build the catering hall here is that he already owns the property. He emphasized that it was not a good location for a catering hall since it is in the midst of a residential area. He commented that there are many other places that the owner could put a catering hall.

Elise Cohen; 15-60 Pollitt Drive, stated that she lives on a commuter street and wants the parking changed. She stated that the residents of the apartments should have more parking. She commented that the people speed down the street and it is an accident waiting to happen. She was also concerned about the crossing guard that was hit and stated that there should be better controls. Chairman Pohlman explained that these were not the type of issues that the Planning Board can address.

As no other public wished to be heard, the time for public comment was closed.

Adjournment

Upon motion by Larry Metzger and a second by Joan Fragala, the meeting was unanimously adjourned at 8:30 p.m.

Respectfully submitted,

Cathryn Hochkeppel
Sec'y of the Board

