

## **REGULAR MEETING OF FEBRUARY 10, 2014**

The meeting of the Fair Lawn Planning Board on Monday, February 10, 2014, was called to order at 7:35 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 escrow bills**

Upon motion by Larry Metzger and a second by Joan Fragala, the escrow bills were unanimously approved. AYES: Chairman Brent Pohlman, Vice-Chairman Joseph Mele, Peter Kortright, Larry Metzger, Joan Fragala, Amy Hummerstone, Deputy Mayor Amy Lefkowitz, Daniel Furphy, Benjamin Bontekoe

### **Approval of Minutes**

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

Upon motion by Larry Metzger and a second by Deputy Mayor Lefkowitz, the minutes of the reorganization meeting of January 13, 2014 were unanimously approved. AYES: Chairman Brent Pohlman, Vice-Chairman Joseph Mele, Peter Kortright, Larry Metzger, Joan Fragala, Amy Hummerstone, Deputy Mayor Amy Lefkowitz, Daniel Furphy, Benjamin Bontekoe

Upon motion by Larry Metzger and a second by Joan Fragala, the minutes of the regular meeting of January 13, 2014 were unanimously approved. AYES: Chairman Brent Pohlman, Vice-Chairman Joseph Mele, Peter Kortright, Larry Metzger, Joan Fragala, Amy Hummerstone, Deputy Mayor Amy Lefkowitz, Daniel Furphy, Benjamin Bontekoe

## General Public Comment

Chairman Brent Pohlman opened the time for public comments.

Bernice Katz, 2-22 Saddle River Road, stated that she wants to make a comment on the master plan hearings. She said that since Board members just received the plan tonight, shouldn't they have more time to consider it since only four members worked on the draft. She felt the Board members didn't have enough time to review the document. Chairman Pohlman stated that members of the Board can bring their concerns, if any, at the public hearing. He further explained the Board members have had input on this plan at almost every meeting. The Board has gone through some portions of the master plan line by line. With the exception of the new members, this Board has had a great deal of input on the plan. Ms. Katz thought the next month was too soon to have a hearing. Ms. Hochkeppel pointed out that the law requires one hearing and this Board is scheduling two or three hearings, depending on the number of comments, which shows their commitment to providing the public with as much input as possible. The Board is going above and beyond the legal requirements.

Peter Kortright stated that this process has been going on for approximately five years. Many of the members have been very involved whether or not they are on the subcommittee. This has been a collaboration of efforts of many individuals. The public has been clamoring for this document and it should not be further delayed. Mr. Kortright stated that he thinks it is appropriate that the Chairman has set the dates for the hearings. .

Ms. Katz stated that she was a part of the Beaverdam Task Force and was concerned about allowing Oceano's to expand. She felt that there was not enough time to read the plan and consult professionals before the next hearing. She felt it was too technical for the average citizen to digest before the hearing. Chairman Pohlman disagreed and believes that the average citizen can digest this document within the next month. If they need a longer time, they can comment at the April hearing. Chairman Pohlman added that the Board understands the importance of this document, not just to Ms. Katz's organization but to many organizations. This Board is doing everything possible to allow everyone to be heard.

Ms. Hochkeppel explained that she received the drop box linking the master plan from Cheryl Bergailo yesterday. Everyone will be able to read the master plan. Ms. Hochkeppel explained that she does not have the authority to add links to the website, just information, but will have it posted as soon as feasible. In addition, the master plan will be available in her office starting tomorrow.

Ms. Katz stated that she has a problem with the expansion of Oceanos due to the safety of the area. She also stated it is a historical site as it was Kinds Dairy. She is attempting to get the site so designated. She added that Saddle River Road is not a highway and there are safety issues. The road cannot bear anymore traffic. It is difficult to get out of the driveway in the area. She stated that there are many near misses that don't get reported to the police department. She added that there are many other towns that have the space to open a catering hall. She stated

Biaggio's expansion is an example of what could transpire. She added that the Board should not grant waivers or variances. Everyone should follow all the rules.

No other public wished to be heard.

**PSE&G; 5-45 Banta Place; Block 3408, Lots 23-29**

Board Attorney Randall explained the memorializing resolution which was the modernization and upgrade of the substation. Upon motion by Joan Fragala and a second by Oliver Wilhelm, the memorializing resolution was unanimously adopted. AYES: Chairman Brent Pohlman, Joseph Mele, Peter Kortright, Larry Metzger, Joan Fragala, Daniel Furphy, Amy Hummerstone, Deputy Mayor Lefkowitz

**Adjournment**

Upon motion by Joan Fragala and a second by Larry Metzger, the meeting was unanimously adjourned at 8:05 p.m.

Respectfully submitted,

Cathryn Hochkeppel  
Sec'y of the Board