

**PLANNING BOARD  
BOROUGH OF CLOSTER, NEW JERSEY  
Minutes of Work Session Meeting**

Wednesday,  
April 1<sup>st</sup>, 2015  
8:00 P.M.

Prepared & Submitted by:  
Rose Mitchell  
Planning Board Coordinator

PLANNING BOARD  
BOROUGH OF CLOSTER, NEW JERSEY  
Work Session Meeting  
Wednesday,  
April 1<sup>st</sup>, 2015

Dr. Maddaloni, Chairman called the Work Session Meeting of the Planning Board of the Borough of Closter, New Jersey held on Wednesday, April 1<sup>st</sup>, 2015 in the Council Chambers of the Borough Hall to order at 8:02PM. He stated that the meeting was being held in compliance with the provisions of the Open Public Meetings Act of the State of New Jersey and had been advertised in the newspaper according to law. He advised that the Board adheres to a twelve o'clock midnight curfew and no new matters would be considered after 11:00 P.M.

Dr. Maddaloni invited all persons present to join the Board in reciting the Pledge of Allegiance.

The following Planning Board members and professional persons were present at the meeting:

Mayor Glidden-8:06PM

Councilwoman Amitai

Dr. Maddaloni-(Chair)

Mr. Paltos-(Vice-Chair)

Ms. Heymann

Mr. Montroy

Ms. Brewster

Mr. Freyre

Dr. Goldberg

Mr. Iafrate-(Alt #1)

Ms. Batool-(Alt #2)

Mr. Chagaris-Board Attorney

Mr. DeNicola, P.E., Boswell Engineering

Rose Mitchell, Planning Board Coordinator

The following Planning Board members and professional persons were absent from the meeting:

Mr. Montroy

Dr. Maddaloni announced that there was no correspondence list.

Motion was made by Ms. Heymann and seconded by Ms. Brewster to approve minutes of 03-04-15. All present were in favor of approval with the exception of Mr. Paltos, Mr. Goldberg & Mr. Iafrate who abstained.

Dr. Maddaloni announced that item # 4 on agenda will be tabled until the next Work Session Meeting. Mr. Chagaris commented on same.

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Item # 1

Block 1004, Lot 1  
334 Durie Avenue  
Application # P-2015-02

Applicant: Bernhaut  
Attorney: N/A

Mr. Pialtos & Mr. Freyre recused themselves from application. Mr. Bernhaut spoke of proposed fence application, explaining the need for the 6ft fence. Mr. DeNicola commented on application Councilwoman Amitai asked about consideration of placement of fence expressing site line concerns. Mr. Bernhaut responded. Mr. DeNicola commented on same. Mr. Bernhaut spoke of tree removal. Dr. Goldberg asked about the age of the applicant's children. Mr. Bernhaut responded. Mr. Goldberg asked about the proposed length of the fence. Dr. Maddaloni stated that this can be addressed at the hearing. Dr. Goldberg spoke of the 200-ft noticing. Ms. Mitchell & Mr. Bernhaut commented on same. Dr. Goldberg spoke of tree removal. Dr. Maddaloni stated that would be addressed during the hearing. Motion was made by Councilwoman Amitai & seconded by Ms. Heymann to deem the application perfected. All present were in favor of perfection.

Mr. Pialtos & Mr. Freyre rejoined the meeting.

2- Liaison's Reports- Ms. Mitchell asked about representation from the HPC Commission regarding liaison's report. Ms. Heymann stated she attends their meetings (but is not a member). Councilwoman Amitai spoke of the swim club remediation, Borough Hall renovations, Village School upcoming construction, Budget meetings, Upcoming BBQ hoedown, Upcoming Republican & Democratic candidates. Ms. Heymann spoke of the Lustron House (on behalf of the Historic Commission). Ms. Heymann spoke on behalf of the Environmental Commission speaking of a trail grant to repair the Closter trail. Dr. Maddaloni asked for confirmation regarding ownership of the Closter Pool Club. Ms. Heymann responded stating that the pool (swim) club belongs to the Borough. Dr. Maddaloni asked if there were any State assistance regarding remediation. Ms. Heymann responded speaking of the need for DEP/EPA rules to be changed in regards to PCB chemicals. Ms. Heymann continued to speak of the contaminated soil at the swim club. Mr. Freyre asked for clarification of how the soil was contaminated. Mr. DeNicola responded. Dr. Maddaloni also commented on same. Councilwoman Amitai asked about the use of spraying pesticides & oils. Mr. DeNicola responded. The Board continued to discuss soil contamination.

3- Open Meeting to the Public- No comments at this time.

Motion was made by Ms. Heymann and seconded by Mayor Glidden to go into executive session. Time was 8:33PM. Meeting reopened at 9:06PM.

Motion was made & seconded by Ms. Heymann (by statute) regarding amended resolution pertaining to 679 Closter Dock Road-Subdivision. (as per the discussion during executive session). Ms. Heymann was in favor of amended resolution. No other members were qualified to vote. Motion was made by Dr. Maddaloni & seconded by Mr. Pialtos to adjourn meeting. Meeting was adjourned at 9:08PM.