

PLANNING BOARD

MINUTES

REGULAR MEETING

October 6, 2021 7:30 pm

Chairman Keane opened the meeting at 7:30pm with the following Public Announcement of Meeting: The notice requirements of the Open Public Meetings Act of the State of New Jersey have been satisfied by the inclusion of the date, time and place of this public hearing meeting in the annual schedule and notice of regular meetings of this Board. Such annual schedule and notice of regular meetings is posted at the Borough Hall, was mailed to The Newark Star-Ledger and The Record and was filed with the Borough Clerk of Demarest on January 27, 2021.

**Roll Call**

Mayor Schooler-present  
Mr. Alevrontas-present  
Mr. Tabacchi-present  
Mrs. Paster-present

Mr. Rifkind-present  
Ms. Hayden-present  
Mr. Verp-present  
Chairman Keane-present

**Salute to the Flag**

**NEW BUSINESS:**

**Motion to approve the resolution for the subdivision of Block 120.01, Lots 2 and 3.** The lot lines are proposed to be moved to allow an existing garage currently on Lot 3 to become part of Lot 2 as the owners of Lot 3 (Lockwood) intend to sell their property to a third party for development and the owners of Lot 2 (Majeski) have historically been able to use the subject garage as their own and wish to continue to do so. As a result of the moving of the lot line access to Duck Pond Road from Lot 3 must be addressed. The applicant will work with the owners of Lot 2 to address access and the town concerning the stone wall. Mayor Schooler moved to approve, second Mr. Alevrontas.

Mayor Schooler-yes  
Mr. Alevrontas-yes  
Mr. Tabacchi-abstain  
Mrs. Paster-yes

Mr. Rifkind-yes  
Ms. Hayden-yes  
Mr. Verp-yes  
Chairman Keane-yes

Carried.

**Motion to approve the minutes of July 7, 2021.** Mayor Schooler asked about the timetable for the Master Plan. It is important to get the work moving on that. The Board attorney explained. Mr. Tabacchi moved to approve the minutes, second Mayor Schooler.

Mayor Schooler-yes  
Mr. Alevrontas-yes  
Mr. Tabacchi-abstain

Mr. Rifkind-yes  
Ms. Hayden-yes  
Mr. Verp-yes

Mrs. Paster-yes

Chairman Keane-yes

Carried.

There is a potential subdivision hearing for November.

Mr. Tabacchi spoke about the rainwater washoff and the hazards of continued development on the hill. He felt it is important to be tough and minimize the damage. Ms. Hayden questioned the lack of information provided to the planning board regarding the Duane Lane/Brenner condos lawsuit. Discussion.

Mr. Tabacchi moved to adjourn, second Mayor Schooler, All in favor. Carried. Meeting adjourned at 7:55 pm.

Respectfully submitted,

  
Susan Crosman  
Planning Board Secretary