

**PLANNING BOARD**  
**BOROUGH OF CLOSTER, NEW JERSEY**  
**Minutes of Regular Monthly Meeting**  
Thursday,  
July 31<sup>st</sup>, 2014

Prepared & Submitted by:  
Rose Mitchell  
Planning Board Coordinator

PLANNING BOARD  
BOROUGH OF CLOSTER, NEW JERSEY  
Regular Monthly Meeting  
Thursday,  
July 31<sup>st</sup>, 2014

Dr. Maddaloni, Chairman called the Regular Monthly Meeting of the Planning Board of the Borough of Closter, New Jersey held on Thursday, July 31<sup>st</sup>, 2014 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 Heymann  
Councilwoman Amitai  
Dr. Maddaloni  
Mr. DiDio  
Ms. Isacoff  
Mr. Nyfenger  
Ms. Stella  
Mr. Neiss- Acting 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. Sinowitz  
Mr. Paltos  
Mr. Chagaris- Board Attorney

Dr. Maddaloni read the correspondence list and asked if there were any comments at this time. Ms. Mitchell spoke of the correspondence from Mr. Liebman asking how the board should respond. Mayor Heymann stated that she had responded to Mr. Liebman previously. Mr. Neiss spoke of same and also stated that no further action needed to be taken by the Board at this time. Mr. Nyfenger also commented on same.

**Item # 1**

Block 2211, Lot 3  
121 Alpine  
Application # P-2014-06

Applicant: Pars Holding, LLC  
Attorney: David Watkins

Mr. DiDio announced that he would be recusing himself due to living within 200-ft of mentioned property. Mr. Watkins stated that all comments mentioned in Mr. DeNicola's letter have been complied with. Mr. DeNicola concurred. Councilwoman Amitai asked if applicant would

consider installing underground electrical utilities. Mr. Watkins stated this wasn't required and continued to speak of utilities. Councilwoman Amitai asked for clarification of tree removal approval. Ms. Mitchell confirmed that tree removal application was approved by the construction official. Motion was made by Mr. Nyfenger & seconded by Ms. Isacoff to approve application. Mayor Heymann & Mr. DeNicola continued to speak of underground utilities. All present were in favor of approval. At this time, Mr. DiDio rejoined the meeting.

Mayor Heymann mentioned the existing vacancies on Board and asked for members to let her know if they had any recommendations. Mr. Neiss commented on same.

Motion was made by Mr. DiDio & seconded by Mr. Nyfenger to adjourn meeting. Meeting was adjourned at 8:22PM.