

July 15th, 2019
Hawthorne, NJ

The Regular Meeting of the Zoning Board of Adjustment of the Borough of Hawthorne was held on the above date at 6:50 p.m. in the Council Meeting Room of the Municipal Building, 445 Lafayette Avenue, Hawthorne, New Jersey, with the following present:

FLAG SALUTE

Chairman Hallock invited all present to join him in the Pledge of Allegiance.

“Adequate Notice of this meeting has been posted on the Municipal Bulletin Board, published in the legal newspaper of the Borough and a schedule, including date and time, provided to all persons entitled by law to same. “

ROLL CALL

Chair.....	Raymond Hallock
Vice Chair.....	John F. Gallagher
Board Member.....	David A. Schroter
Board Member.....	Scott Chamberlin
Board Member.....	Kevin Duffy - Absent
Board Member.....	Jack B. De Ritter
Board Member.....	Annamarie Sasso
Board Member (Alternate #1).....	Victor Cuttitta
Board Member (Alternate #2).....	Eleanor C. Wenzke

Also present was Board Attorney James Delia and Board Secretary Joan Herve.

BILLS:

Chairman Hallock entertained a motion to approve the bill list and forward it to the Treasurer for payment, moved by Chamberlin, seconded by a Gallagher. On a roll call vote, all present voted yes. Motion carried.

Hawthorne Press for Legal Notices: \$37.44

APPROVAL OF MINUTES

Chairman Hallock entertained a motion to approve the minutes of the June 17th, 2019 Meeting moved by Gallagher, seconded by Sasso. On a roll call vote, all present voted yes, with the exception of Wenzke who abstained. Motion Carried.

OLD BUSINESS

53 Braen Avenue, LLC, 10 Sotnick Street (block 287, Lot 8)

Chairman Hallock explained he has to recuse himself from this application as there is a lien on the property with Columbia Bank who he has dealings with. He is in contact with the Mayor to see if a member of the Planning Board can sit on the Board as a replacement to hear this application. Therefore, as per the applicants request this application has been tabled to the August 19, 2019 meeting without further notice. Applicant proposes to subdivide lot 8 and construct two-family dwelling on each lot; lot

8.01 19,388 s.f. (.045 acres), lot 8.02 26,168 s.f. (.060 acres). Site is located in the Residential, One (1) Family (R-1) Zone. Variances & Waivers being sought; minor subdivision and use variances and any other variances deemed necessary.

Chairman Hallock entertained a motion to table this application to the August 19th, 2019 meeting, moved by De Ritter, seconded by Gallagher. On a roll call vote, all present voted yes. Motion Carried.

NEW BUSINESS

James and Leslie Dewhurst, 87 Brookside Avenue (block 144, Lot 3)

Approved applicant seeking to construct (1) one story addition in the rear yard in the R-1 Single Family Zone. Variances requested: Minimum side yard (one) setback, 15 ft. required, 2.8 ft. provided; minimum side yard (both) setback 40 ft. required, 24.4 ft. provided and any and all variances deemed necessary.

Chairman Hallock opened the meeting to the public. He stated if anyone desired to be heard on this application, please raise your hand to be recognized, come forward to the microphone state your name and address.

Seeing none, Chairman Hallock closed the meeting to the public.

Chairman Hallock entertained a motion to approve the above application, moved by Gallagher, seconded by Chamberlin. On a roll call vote, all present voted yes. Motion carried.

ADJOURNMENT

At 7:15 p.m. Chairman Hallock entertained a motion to adjourn the regular meeting, moved by Gallagher, seconded by Chamberlin. All in favor, "Aye".

THE NEXT REGULAR MEETING OF THE ZONING BOARD OF ADJUSTMENT
WILL BE ON
~MONDAY, AUGUST 19, 2019 ~
WILL BEGIN AT 6:45P.M.

Respectfully Submitted,
Joan Herve, Secretary