

Hawthorne Planning Board
Minutes of August, 2017 Work Session

The August 1, 2017 meeting of the Hawthorne Planning Board was called to order at 7:30 P.M. by Vice Chairman Lucibello. After recital of the Pledge of Allegiance, Board Secretary William A. Monaghan, III called the roll. All members and alternates except Chairman Garner, Mr. DeAugustines, Mr. Ruta and Ms. DiMattia were present as well as Board attorney/secretary William A. Monaghan, III, Esq. Vice Chairman Lucibello announced that notice of the meeting had been published and posted in accordance with the Open Public Meetings Act.

CORRESPONDENCE

1. With regard to the application of **Hawthorne Gospel Church**, Mr. Monaghan reported the receipt of a letter dated July 14, 2017 from the Passaic County Planning Board indicating that the site plan application had been granted unconditional approval.
2. With regard to the application of **300 Lincoln Ave LLC**, Mr. Monaghan reported the receipt of a letter dated July 14, 2017 from the Passaic County Planning Board indicating that site plan approval has been withheld pending compliance with conditions set forth in the letter.

CERTIFICATE OF COMPLIANCE PLAN REVIEW - None

OLD BUSINESS

1. With regard **300 Lincoln Ave LLC**, Darryl Siss, Esq. appeared as attorney for the applicant. Mr. Siss advised the Board that the plans had been revised, based on the requirement in the County Planning Board letter dated July 14, 2017, to relocate the Warburton Avenue driveway to the west, which resulted in the elimination of one parking space provided in the initial plans. Mr. Siss requested that the Board amend its previous approval to grant a parking variance for a deficiency of two spaces rather than one space as originally approved. After discussion, the consensus of the Board was that the additional safety provided by the relocation of the driveway offset the loss of one parking space. A motion was then made by Mayor Goldberg, seconded by Mr. Matthews and approved by a vote of 5-0 to amend the site plan approval to include a variance for a parking deficiency of two spaces.

NEW BUSINESS

1. With regard to the installation of a synthetic turf field at Goffle Brook Park, Mr. Monaghan reported the receipt of a letter dated July 27, 2017 from Deputy County Counsel Michael H. Glovin declining the Board's request that the County appear

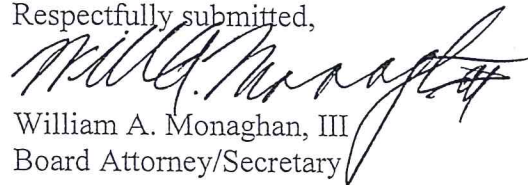
before the Board for a review of the proposed project based on the 45 day time period set forth in the Municipal Land Use Law. Based on the fact that sufficient copies of the plans were not provided for the Board's review until July 27, a motion was made, seconded and unanimously approved to deem the reference of the project for review under the statute incomplete until the additional copies were submitted thereby extending the 45 day time period for review.

PUBLIC

The meeting was then opened for public comment without response.

The meeting was then adjourned at 8:00.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "William A. Monaghan, III". The signature is written in a cursive style with a large, sweeping flourish at the end.

William A. Monaghan, III
Board Attorney/Secretary