

**MUNICIPAL LAND USE BOARD MINUTES
BOROUGH OF EMERSON
JUNE 4, 2015**

This meeting of the Emerson Land Use Board was held in the Municipal Building. Chairman Orecchio opened the meeting at 8:00 p.m. In compliance with the Open Public Meetings Act, the Clerk has notified all officially published newspapers of this meeting and notice has been posted in the Municipal Building. In the case of fire you will be instructed to follow the fire exit signs above the doors to the right and left of the Chambers, and exit calmly.

Pledge of Allegiance

Roll Call

Robert Adams	Absent
Thomas Callagee	Absent
Louis Lamatina, Mayor	Present
John DeThomasis	Present
Gary Goursky	Present
Mark Orecchio, Chairman	Present
Germaine Ortiz	Present
Gary Schwinder, Vice Chairman	Present
Vincent Tripodi, Council	Absent
Steven Malone	Present
Norman Rieger	Present
Thomas Sudano	Absent
Christopher Martin, Attorney	Present
Gary Ascolese, Engineer	Not Requested
Bridgette Bogart Planner	Not Requested
Michael Sartori, CCO/Zoning	Not Requested
Joseph Solimando, DPW	Not Requested
Kathy Rizza, Secretary	Present

Resolution:

**Emerson Cleaners
10 Kinderkamack Road**

B606/Lot 4
Sign Variance and Exterior Renovations

The resolution was read by all members. A motion to approve was made by Mr. Goursky, seconded by Ms. Ortiz, and carried by roll call vote as follows:

Mr. DeThomasis	Yes
Mr. Schwinder	Yes
Mr. Rieger	Yes
Mr. Malone	Yes
Mayor Lamatina	Yes
Ms. Ortiz	Yes
Mr. Goursky	Yes
Chairman Orecchio	Yes

This resolution will be published as required and will be on file in the Borough Hall.

Continuing Applications:

Korik
17 Furman Drive
B126 - L6
Garage Addition

This application was carried from the May 7th meeting. All newly submitted paperwork was found to be in order. Maria Korik and her son, Michael Korik from 78 First Avenue in Westwood, were both sworn in. A 3' side yard variance (measured to the wall) with an aggregate of 18' 3" is requested. Mr. Schwinder asked if there will be a new seepage pit. If one is proposed a variance is not required. The new garage will be 22' 8" x 12'. Chairman Orecchio asked if the new siding will match the existing. He was told yes.

The meeting was opened to the public on his application by Mr. Schwinder, seconded by Mr. Goursky. With no one wishing to comment **the public portion was closed** on a motion from Mr. Goursky, seconded by Mr. Schwinder.

A motion to approve the application as stated above was made Mr. Goursky, seconded by Ms. Ortiz, and carried by roll call vote as follows:

Mr. DeThomasis	Yes
Mr. Schwinder	Yes
Mr. Rieger	Yes
Mr. Malone	Yes
Mayor Lamatina	Yes
Ms. Ortiz	Yes
Mr. Goursky	Yes
Chairman Orecchio	Yes

The resolution will be memorialized at the June 18th meeting of the Board.

Any Board Member/ Good and Welfare

The most recent borough Bond Ordinance was discussed among all members. The Land Use Board is required to make comments and/or recommendations to the Mayor and Council before adoption. After discussion the Board Secretary was directed to write a memo to the Mayor and Council stating that the Land Use Board has no comments and/or recommendations.

This was the last meeting for Chairman Mark Orecchio since he has resigned from the Land Use Board. Vice Chairman Schwinder thanked Chairman Orecchio for his many years of service on this Board. All members concurred.

A discussion on the borough lighting ordinance will be on the next agenda.

An advertisement will be placed for the replacement of the Board Secretary who will be retiring as of August 1st.

A motion to adjourn was made by Mayor Lamatina, seconded by Mr. Sudano, and carried.

Respectfully submitted,

Kathy Rizza, Secretary