



## **THE TOWNSHIP OF MILLBURN**

375 MILLBURN AVENUE  
MILLBURN, NEW JERSEY 07041

**MINUTES OF THE HISTORIC PRESERVATION COMMISSION MEETING  
TOWNSHIP OF MILLBURN  
COUNTY OF ESSEX  
February 7, 2019**

A regular meeting of the Historic Preservation Commission was held on, February 7, 2019 at 7:30P.M. in Town Hall.

Chair Canfield opened the meeting by reading Section 5 of The Open Public Meeting Act, Chapter 231, Public Law 1975.

### **COMMISSINER OATHS OF OFFICE**

Reappointed Commissioner Esquivel was sworn in by Attorney Brewer.

### **ROLL CALL:**

**PRESENT:** Chair Canfield, Mrs. Gaylord, Mr. Frenkel, Mr. Davis, Mrs. Esquivel, Mr. Kramer, Mrs. Sharma, Mr. Owolabi

**ABSENT:** Mrs. Wanga

**ALSO PRESENT:** Attorney Andrew Brewer, Barton Ross Historic Preservation Consultant and Secretary Nicole Verducci

### **MEETING MINUTES:**

Upon a motion by Commissioner Gaylord to approve the minutes of the January 10, 2019 meeting as submitted, seconded by Commissioner Owolabi and with unanimous voice vote, the minutes were approved.

### **MEMORIALIZATIONS:**

Approval of Application #426, Eric Geller & Perrinne Robinson-Geller, 79 Cedar St., Wyoming

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Upon a motion by Commissioner Owolabi to approve Application #426 as submitted, seconded by Commissioner Gaylord and with a roll call vote as follows:

Mr. Frenkel-Yes  
Mrs. Canfield-Yes  
Mr. Davis-Yes  
Mrs. Gaylord-Yes  
Mr. Owolabi-Yes  
Mrs. Sharma-Yes

said motion was carried

Approval of Application #428, Victor & Gretta Lander, 10 Wyndham Rd., Short Hills

Upon a motion by Commissioner Gaylord to approve Application #428 as submitted, seconded by Commissioner Sharma and with a roll call vote as follows:

Mr. Frenkel-Yes  
Mrs. Canfield-Yes  
Mr. Davis-Yes  
Mrs. Gaylord-Yes  
Mr. Owolabi-Yes  
Mrs. Sharma-Yes

Denial of Application #427, Matthew Levine and Natalie Hiott-Levine, 397 Wyoming Ave., Short Hills

Upon a motion by Commissioner Gaylord to deny Application #427 as submitted, seconded by Commissioner Frankel and with a roll call vote as follows:

Mrs. Canfield-Yes  
Mr. Davis-Yes  
Mrs. Gaylord-Yes  
Mrs. Sharma-Yes

**NEW BUSINESS**

Application #419; 153 Highland Ave.; Block #3104, Lot #2; Short Hills Park Historic District Jake Feldman - Applicant

Applicant seeks a lot line adjustment with the adjacent property at 163 Highland Ave. as part of an amended application approval.

Mr. Klesse, Architect along with John Gordon, Neighbor and Jake Feldman, Homeowner was sworn in.

Mr. Klesse discussed modification of the lot line dividing two properties. The lot line would be adjusted by ten feet allowing five trees already in place onto the neighboring lot. Photos of the

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neighboring residence and the property line with the trees being discussed were presented. Mr. Klesse stated, this is an agreement between both parties, the Feldman's and Gordon's.

Mrs. Esquivel questioned the necessity of moving the property line. Mr. Gordon stated it is to clean the ratio of land and will create a buffer on his property by moving the lot line, giving them space between the driveway and edge of the property. Mr. Gordon has agreed to not remove the trees.

Mr. Ross stated that Mr. Doty, the Township Forrester, reviewed the plans and had no comments in comparison to the Tree Ordinance.

Mrs. Sharma asked if a variance would be required. Mr. Klesse stated it will not because it is an existing non confirming condition. By relocating the property line, it allows for better conformance to the existing line that is in place.

Mr. Owolabi asked for clarification for the reason of the line relocation. Mr. Gordon stated it will allow him to protect the trees, and add land to the side and rear of his lot to allow additional plantings.

Upon a motion by Commissioner Frenkel to approve Application #419 as submitted, seconded by Commissioner Sharma and with a roll call vote as follows:

Mr. Frenkel-Yes  
Mrs. Canfield-Yes  
Mr. Davis-Yes  
Mrs. Esquivel-Yes  
Mrs. Gaylord-Yes  
Mr. Owolabi-Yes  
Mrs. Sharma-Yes

said motion was carried

Upon a motion by Commissioner Frenkel to allow Attorney Brewer to inform the Board of Adjustment of the Approval of Application #314 on February 7, 2019, prior to its memorialization as submitted, seconded by Commissioner Sharma and with unanimous voice vote, the approval was approved.

**OPEN MEETING FLOOR TO THE PUBLIC**

**DISCUSSION ITEMS**

HPC Ordinance Review PPT-Mr. Ross presented the HPC Ordinance to the Commission in great detail. The application process was explained.

**ADJOURNMENT**

With no further suggestions or comments from the Commission, the meeting was adjourned at 8:30pm

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Respectfully submitted,

Nicole Verducci, HPC Secretary

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The next meeting of the Historic Preservation Commission is March 7, 2018.