

HISTORIC COMMISSION

MINUTES

October 26, 2011

8:15 p.m.

RECEIVED
JAN 18 2012
BORO OF RIVER EDGE

Light, Carr ✓
WS ✓
CC: M & C ✓
All Plans ✓
ATTENDANCE: 11/20/12

File Follow

	<u>Present</u>	<u>Absent</u>
<u>Phyllis Angelo</u>	X	
<u>Mary Donohue</u>	X	
<u>Judi Sussman</u>		X
<u>Yoshi Aono</u>		X
<u>Sara Theresa Bartelloni</u>	X	
<u>Sandy Moscaritolo</u>	X	

Members of Audience:

PHYLLIS ANGELO: Minutes from last meeting have been changed to read "When St. Peter's was renovated the old bells were donated to the Grace Lutheran Church" and Sara Theresa's credentials should state Undergraduate Degree was in Art Education, with a specialization in Art & Architectural History.

SANDY MOSCARITOLO: Approve the Minutes as corrected.

MARY DONOHUE: Second.

PHYLLIS ANGELO: Vince D'Amore was on the Historic Commission and had all the credentials for architectural work. January of 2011 Steven Cordts was put on the Commission, however, he was only on for a brief time. Therefore, we still need someone that is considered a "Class A" member, which is someone that has architectural/construction abilities or knowledge.

MARY DONOHUE: Would Sara Theresa qualify?

PHYLLIS ANGELO: In the last meeting, Sara Theresa did mention that she may be willing. In order to be a CLG you need someone with a Class A qualification on the commission.

SARA THERESA BARTELLONI: What does it mean?

PHYLLIS ANGELO: It does not involve anything different, it is just the make-up of the Commission. If the Commission designates a building, we need to have a Class A member on the Commission.

SARA THERESA BARTELLONI: I would be happy to fill that position.

MARY DONOHUE: I make the motion.

SANDY MOSCARITOLO: Second.

PHYLLIS ANGELO: We will take a vote.

MARY DONOHUE: Yes.

PHYLLIS ANGELO: Yes.

SARA THERESA BARTELLONI: Yes.

SANDY MOSCARITOLO: Yes.

PHYLLIS ANGELO: Okay, the motion passes. I will bring this to the attention of the Mayor. What is the status of the historic display for the train station?

SARA THERESA BARTELLONI: Only the labels need to be put on. Once we have a date from NJ Transit, we can meet at the train station.

PHYLLIS ANGELO: The train station already has a space available for the display.

SANDY MOSCARITOLO: The display will not have anything original in it.

PHYLLIS ANGELO: No, these are all scanned copies. Sandy mentioned earlier about the Open Space Grant. This is something we voted to support in June. It is going to be on the November ballot. Sandy would like to give us some information on that.

SANDY MOSCARITOLO: It will be on the ballot November 8, 2011, which will be the third time it is on the ballot and which has been approved twice before. It increases the taxes one penny on \$1.00 and raises \$175,000.00 a year. Some groups were discouraged because they did not receive as much funding as in prior years. The Council changed the Referendum this year by including the names of the Organizations in the Referendum. I hope it will be enough to get the voters approval, but I would still like to generate some more support for the Referendum. Cindy Sherlock had a flyer on River Edge Day, but it was only for the Recreation Commission. We can possibly have another flyer with all of the Committees names added, so the public can see that Open Space is a worthy fund.

MARY DONOHUE: Could it be printed so it can be handed out at the Churches on Sunday?

SANDY MOSCARITOLO: The same wording that was on the prior flyer can be used, but just add all of the organizations to it.

MARY DONOHUE: We could also list everything we have benefited.

PHYLLIS ANGELO: As far as the Historic Commission, in order to qualify for the Open Space Grant, it can only involve things that are historically designated.

MARY DONOHUE: This Commission can recommend the Referendum.

PHYLLIS ANGELO: I am just stating how we qualify for the Open Space. New Bridge Landing would benefit from the Referendum, if it could take advantage of anything under this Open Space Grant.

SANDY MOSCARITOLO: It is a small amount of money to begin with. River Edge Landing is a large project.

PHYLLIS ANGELO: But as far as this Commission is concerned, it is the most historically important thing to the Commission. The project does not have to be a large project.

SANDY MOSCARITOLO: If there are Grants that require 10% matching fund, you could probably use the Open Space.

PHYLLIS ANGELO: I am always looking to see if there is anything we could use the Open Space for, such as the kiosks.

SANDY MOSCARITOLO: Is there an opinion about painting the kiosks, or not painting them?

PHYLLIS ANGELO: They have to be constantly painted. DPW had the summer help paint the kiosks, but since the cutbacks, prisoners have painted them. Will flyers be made up that the different groups can disseminate before the election?

SANDY MOSCARITOLO: I will e-mail Cindy tomorrow and let her know that the Historic Commission has voiced their support in being included on the flyer.

PHYLLIS ANGELO: Regarding the train station, that project was funded by NJ Transit, with no money from the Borough. Yoshi's project is to keep a photographic record of commercial town changes, which was prompted by the Hoffman Koos building.

SANDY MOSCARITOLO: The only photographs of Hoffman Koos are photographs that show the Hoffman Koos property close to when it was torn down.

MARY DONOHUE: Would the Ciancia Brothers have anything before that time?

SARA THERESA BARTELLONI: I know the owners of the deli that was in the strip mall. I can check with them.

PHYLLIS ANGELO: I spoke with someone who had an older picture of Manor Drugs, that was in that strip mall. I will check on that. We can go forward with taking the pictures once Yoshi is feeling better.

SARA THERESA BARTELLONI: It would be a good idea to place something in the Town News, or River Dell Patch, requesting old photographs of the town.

PHYLLIS ANGELO: I will work on putting something together.

SARA THERESA BARTELLONI: We need to clearly state that originals are not needed, as some people may not want to give those up.

SANDY MOSCARITOLO: Has Yoshi taken photographs of the American Legion?

PHYLLIS ANGELO: No, but he should. There are two houses we still are looking to locally designate. We just need to get the historical material together. The two designations are the Blair House, and the River Edge Hotel. Since the River Edge Hotel is on a double lot, it is important to designate that soon, in case the owners want to sell. If the property is sold, you do not know what will happen to that property. The Chairman of the Historic Commission in New Milford sold their house and let it be demolished.

MARY DONOHUE: Another record that might be interesting to have are pictures of homes in town before they are built into McMansions. If the Planning Board required a picture before work was being done on a house, and then a picture after the construction is completed, it would make an interesting record.

PHYLLIS ANGELO: That could be controversial, as not everyone is happy with the McMansions.

MARY DONOHUE: It is a historical fact, as to what is happening in this town.

PHYLLIS ANGELO: Whatever happened with the Committee that was looking into building McMansions?

SARA THERESA BARTELLONI: They did put a height restriction on new construction.

SANDY MOSCARITOLO: They never addressed the ratio between the lot size and the building size. As long as the structure meets the set back requirements for the front, side and rear, you can build what you want. There are many lots in town that are non-

conforming, which are mainly the ranches. These homeowners want to go straight up, but because the lot is non-conforming they were required to go to the Zoning Board and get variances. However, we just voted to eliminate that requirement. If the footprint is going to be the same, the house is on a non-conforming lot, and you want to add a second level, you can now do it without getting a variance.

PHYLLIS ANGELO: There are other issues involved with large houses. You could be blocking out light from the neighbors.

SANDY MOSCARITOLO: There are light and air issues and there is a 30 foot limit.

SARA THERESA BARTELLONI: There are a lot of contractors investing in the properties who are not committed to the town or the community. They purchase the property, tear it down and build from scratch. Even with the height restrictions, we are still not seeing shorter houses, only houses with lower pitched roofs.

PHYLLIS ANGELO: I am just worried what the town is going to look like in 10 years. Currently, the real estate market has slowed down the construction.

SARA THERESA BARTELLONI: It might be interesting if a style guide can be put together.

SANDY MOSCARITOLO: That is on the right track. This Borough has a Master Plan, which can have aesthetic components in it, basically stating that the aesthetic character of a particular neighborhood should stay the same.

PHYLLIS ANGELO: We have a historic component to the Master Plan. We are working on the historic survey.

SARA THERESA BARTELLONI: I need to start the survey from the beginning, as I lost everything on my old computer. I am looking for something that you could upload to the Borough's website, as well as make it available at the Library, something searchable.

PHYLLIS ANGELO: Our goal is to get it up on the website so people could see the historical survey. We could put the information on a disc. I have not been able to contact anyone in New Milford regarding applying for a grant through the CLG.

SARA THERESA BARTELLONI: I am making the historical survey updatable, so Yoshi could add photographs to the survey. Any documents you have can possibly be scanned as a PDF file.

PHYLLIS ANGELO: Would that make it editable?

SARA THERESA BARTELLONI: Not the PDF file, however, I am working on a form that can be changed.

PHYLLIS ANGELO: The whole idea is to be able to make changes, without creating the document all over again. What information do you have regarding New Bridge Landing?

MARY DONOHUE: There are problems, as the heating system has broken down and the storm damaged the floor. We do hope to have a museum/library built on the meadow that is there now. Originally, the area was going to be a meadow, however the DEP planted grass instead of wildflowers. We hope to start building in the Spring. The building is going to look like an old barn, in order to maintain the look of the buildings. We are not going to get any funding, so we are raising the money privately. We are also looking into leasing the parking lot.

SANDY MOSCARITOLO: The Plans were to eliminate the entire jug handle.

MARY DONOHUE: The property belongs to New Bridge Landing.

PHYLLIS ANGELO: Also, you can go on the website if you want to donate to New Bridge Landing. Keep us informed.

SANDY MOSCARITOLO: I reviewed the minutes and discussion from the last meeting. The American Legion is post WWII. The post is named after a WWI Veteran that died in France.

PHYLLIS ANGELO: Yes, we knew it was not a historical building. What is happening with the building?

SANDY MOSCARITOLO: I don't know. There are no plans to do anything with the building.

PHYLLIS ANGELO: It was my understanding that the Town wanted to keep the property, as it is part of the town center.

SANDY MOSCARITOLO: It is a big project. The building is not in good condition. There are no plans to do anything with it right now.

MEETING ADJOURNED: Next meeting will be November 30th, instead of the 16th.