

**BOROUGH OF EDGEWATER
PLANNING BOARD
55 RIVER ROAD
EDGEWATER, NEW JERSEY 07020**

A “Special Meeting” of the Edgewater Planning Board was held on Tuesday, March 21, 2017 in the Municipal Building. The meeting was called to order at 7:00 PM.

Chairman Kevin O’Connor read the Open Public Meetings Act and led the Pledge of Allegiance.

Roll Call

Members Present: Members Absent:

Chairman Kevin O’Connor	Howard Levine
Councilman Anthony Bartolomeo	Courtney Carroll
John Candelmo	Robert Bournais
Dominic Rae	Robert Christiansen
Ema Kelley	Pete Philomey
Mayor Michael McPartland	

Professionals Present:

Craig Bossong - Florio Perrucci Steinhardt & Fader
Chas Holloway - CME Associates
Kathryn Gregory - Gregory Associates, LLC.

Application:

Application #: PBSP-17/001 - additions and alterations to existing parking deck north side
and
 addition of outdoor pool on south side deck.
Applicant: Edgewater Residential Communities, LLC, III
 1000 Portside Drive, Edgewater, NJ
Property Address: 190 Old River Road - Edgewater
 Block: 92.01, Lot: 1.01, 1.02, 1.03 & 2
 Block: 91.01, Lot: 1.01

Present for Application:

Mr. Demetrakis, Applicant’s Lawyer
Bhakti Purandare, AIA of Daibes Design Group LLC
Hal Simoff, P.E., P.P

Mr. Demetrakis reviewed the plan for the proposed additions and alterations to existing parking deck on the north side and addition of outdoor pool on south side deck. No changes will be made to the footprint of the structure, strictly parking and recreational. Applicant will conform to the report dated March 20, 2017, prepared by the Board Engineer, Chas Holloway P.E., from CME Associates and Planning Report dated January 15, 2017, prepared by the Board Planner, Kathryn Gregory, PP, AICP.

Bhakti Purandare, AIA of Daibes Design Group LLC, was sworn in and presented the architectural drawings and exhibits which were marked accordingly.

Hal Simoff, P.E., P.P sworn in and accepted.

Mr. Simoff reviewed the applicant's proposal to add an addition to the north side of the property to construct a parking garage to allow for more parking spaces. This will increase the parking on the site from 281 spaces to a total of 487 spaces. They will also be installing a pool on the South end of the property as an added amenity to the property. There will be no changes to the unit or the interior of the building. All utilities will remain as is and they will adhere to all items in CME letter.

Discussion from Board Members in favor of this application as this will increase the parking available to the residents and that parking is a major issue in the Borough. The added amenity of the outdoor pool will be beneficial to the development also.

Mr. Demetrakis noted that no traffic study will be done.

Meeting open to the Public:

None.

Motion to approve applicant made by Mayor Michael McPartland, second by Ema Kelley. Memorialization of the Resolution scheduled for March 27, 2017 meeting.

Meeting adjourned at 7:26 PM.

Respectfully submitted,
Kathleen D'Errico