

**Borough of Caldwell
Planning Board
October 11, 2017
Minutes**

The Planning Board was called to order by Mr. Gardner at 7:00PM in the Municipal Building, second floor Council Chambers.

ROLL CALL: Councilman Hauser, Ms. Finnegan, Mr. Gardner, Mayor Dassing, Mr. McGowen and Ms. Santiago

PRESENT: Robert Cosgrove, esq.

ABSENT: Ms. Martin, Mr. Mihalik and Mr. Byrne
Alan Trembulak, esq.

STATEMENT OF COMPLIANCE: The statement of compliance with the Open Public Meetings Act was read.

PLEDGE OF ALLEGIANCE

APPROVAL OF MINUTES:

The public minutes of July 12, 2017 were approved.
Mr. McGowen abstained.

APPROVAL OF RESOLUTION:

Application P17-002, St. Aloysius Parish, 219 Bloomfield Avenue, Block 10, Lots 5, 8, 9, 10 & 11. Minor Site Plan Approval

Motion to approve Resolution P17-002, St. Aloysius Parish by Ms. Finnegan, seconded by Councilman Hauser.

Councilman Hauser	yes
Ms. Finnegan	yes
Mr. Gardner	yes
Mayor Dassing	yes
Mr. McGowen	yes
Ms. Santiago	yes

Approved 5-0

NEW BUSINESS:

Application P17-003, Ana R. Halliwell, 2 Park Avenue, Block 23, Lot 17.01. Minor Site Plan Approval (Parking).

Ms. Ana Halliwell was sworn in as the applicant.

Ms. Halliwell gave a summation:

- She is opening an Art Studio at 2 Park Avenue.
- She is before the Board because there is no parking for this building.

- Ms. Halliwell has notified all her customers that there is no parking and they can utilize the municipal parking lots behind Food town, meter parking on Bloomfield Avenue and behind the post office to the left and the right of it.
- The classes in the day time run about 45 minutes for children in the afternoon hours. Evening classes are 7:00 – 9:00PM.

Mr. Gardner asked if there were any designated parking spots and Ms. Halliwell responded no just the municipal lots.

- The owner of the building is Joe Mattaliano. He owns the building that Cross fit, Yoga, Chinese place, Minute Man press, the hair dresser and her store are in.
- When she sends information to her customers she lets them know to park in municipal lots only.
- Four parking spaces are required for the use based on the square footage.
- There will be 1 – full time employee which is Ms. Halliwell and she lives on Smull Avenue and will be walking. There are 3 – part time employees which work only on Friday, Saturday and Sunday nights. They are teachers and they are not together on those days.
- Hours are 9:30AM – 9:00PM
- Classes run 9:30AM – 10:15AM, 10:30AM – 11:30AM, 1:00PM – 2:00PM & 4:00PM and 5:30PM.
- She will be bringing business into this town. Parents will drop their kids off and will shop 45min to an hour no one wants to go back to Upper Montclair or Bernardsville.
- They will be having painting classes, ceramics, and still life and acrylic classes.
- Each class will have 6 to 10 students. Older students 10 to 12 and the younger are 6 to 8 students.

Board members discussed the restrictions on parking in the ordinance.

OPEN TO PUBLIC:
NONE

Motion to approve application P17-003, Ana R. Halliwell by Ms. Santiago, seconded by Ms. Finnegan.

Councilman Hauser	yes
Ms. Finnegan	yes
Mr. Gardner	yes
Mayor Dassing	yes
Mr. McGowen	yes
Ms. Santiago	yes

Approved 5-0

The meeting adjourned at 7:28PM

Respectfully Submitted,

Lisa O'Neill
Planning Board Secretary