

**Borough of Caldwell  
Zoning Board of Adjustment  
Meeting Minutes  
February 1, 2023**

A Public Meeting of the Board of Adjustment of the Borough of Caldwell was held on February 1, 2023 at 7:00pm via electronically, using Zoom Meetings. Mr. San George opened the meeting.

**OATH OF OFFICE:**

Mr. Cosgrove swore in Ms. Justine Giermanski as an Alternate Member of the Zoning Board.

**ROLL CALL:**

Mr. Correale, Ms. Sules, Ms. Corliss, Mr. San George, Mr. Halal, and Ms. Giermanski. Mr. Cosgrove and Mr. Beckmeyer were present as well.

**ABSENT:**

Mr. Porcello, Mr. Giorgio, and Mr. Kurus.

**STATEMENT OF COMPLIANCE**

**PLEDGE OF ALLEGIANCE**

**ELECTION OF OFFICERS:**

Mr. San George made a motion to elect Mr. Kurus as the Chairperson of the Zoning Board, seconded by Mr. Halal. Upon roll call vote, all attending members voted in the affirmative.

Mr. Kurus was elected as Chairperson of the Board.

Mr. Halal made a motion to elect Mr. San George as Vice Chairperson, seconded by Ms. Corliss. Upon roll call vote, all attending members voted in the affirmative.

Mr. San George was elected as Vice Chairperson of the Board.

**APPROVAL OF MINUTES:**

The meeting minutes from January 4, 2023 were approved.

**APPROVAL OF INVOICE:**

*Durkin & Durkin, LLC Invoice #3749-1 dated January 23, 2023 for review of Application Z22-005, 63 Ravine Avenue, in the amount of \$392.00*

Invoice #3749-1 from Durkin & Durkin, LLC was approved by the Board.

**RESOLUTION:**

**Application Z22-005**, 63 Ravine Avenue, Block 39, Lot 2, Ernest and Ellen Peia Variance Approval.

Discussion ensued amongst the Board Members after Mr. Correale inquired about activity taking place on the property at 63 Ravine Avenue.

Mr. Beckmeyer reported to the Board Members that the property owners of 63 Ravine Avenue decided to take the Zoning Board's advice and widen the driveway a little, which as stated in their hearing, would

not require a variance or board approval. He stated that when the project is completed, the work will be inspected by the Zoning Official to ensure that the work is compliant with the Board's decision.

Mr. San George made a motion to approve the Resolution for 63 Ravine Avenue, seconded by Mr. Correale.

Upon roll call vote, all attending members voted in the affirmative.

**OPEN TO PUBLIC**

There were no public comments or questions.

Mr. San George asked Mr. Cosgrove to clarify for the Board Members the parameters for communicating via email regarding applications.

Mr. Cosgrove reported that all conversations about pending applications should take place during the Board's Public Meetings, except for administrative discussions. He also reiterated to the Board Members that the Zoning Board is not an enforcement agency, however, the Board can notify the Borough Engineer or Zoning Official to investigate the progress of an application that has come before the Board.

Mr. San George made a motion to adjourn the meeting, seconded by Ms. Corliss.  
The meeting adjourned at 7:25pm.

Respectfully Submitted,

Kim Conlon  
Board Secretary