Work Session of June 11, 2018

The work session of the Fair Lawn Planning Board on Monday, June 11, 2018 was called to order at 7:00 pm by Chairman Peter Kortright in Room 201 of the Fair Lawn Municipal building. The notice of the Open Public Meetings Law was read stating that the newspapers were notified and a notice posted on the first floor bulletin board of the Fair Lawn Municipal Building.

Roll Call: Present: Antonio Garcia, Brent Pohlman, Amy Hummerstone, DMR, Ari Ludzki, Edward Baldofsky Jr., Joseph Mele, Larry Metzger, James Hughes, chairman Kortright Absent: Joan Fragala

Also present: Board Attorney Gregg Paster, Board Engineer Lyra Knust and Board Secretary Cathryn Hochkeppel

Subcommittee recommendations

Joseph Mele explained the committee’s recommendations which are consistent with the master plan.

1. Existing single and two-family detached dwellings shall be a permitted use in B1, B2, and B3 zones.

2. The definition of Gross Floor Area shall be amended to read “non-habitable basements, cellars and attics are not to be included in the calculation of Gross Floor Area”.

3. Hospitals should be removed from Conditional Uses in the R-3-1 and R-3-2 zones and permitted as conditional use in the business zones.

4. There should be a residential density cap for the business zones. The recommendation is for 20 units per acre and sites within a 1/4 mile of train shall be 30 per acre.

It was the unanimous consensus to make these recommendations to Council.

Adjournment

Upon motion by Ari Ludzki and a second by Larry Metzger, the meeting was unanimously adjourned at 7:30 p.m.

Respectfully submitted,

Cathryn Hochkeppel
Sec’y of the Board