



### **THPC Minutes of January 13, 2011**

Chairman David Wall called the meeting to order at 8:10 P.M. and read the Open Public Meetings Act.

#### **Open Public Meetings Act**

In compliance with the Open Public Meetings Act, P.L. 1975, Chapter 231, the notice requirements have been satisfied.

Meeting dates for the year are confirmed at the Annual Meeting, and posted on the public bulletin board in the lobby of the Municipal Center and published in the Press Journal and The Record within the first 10 days of the New Year.

Copies of all revised or additional meeting notices are sent via fax to the Press Journal, The Record, Suburbanite and Northern Valley News and are posted on the public bulletin board in the lobby of the Municipal Center.

#### **Roll Call:**

Present: Chairman Dave Wall, Rita Heller, Don Merino, Karen Neus, Mario Turchi  
New Member: Janice Jacobs  
Council Liaison Martha Kerge

Excused: Paul Stefanowicz

#### **Swearing In of New Member**

At this point in the proceeding, Chairman Wall swore in Janice Jacobs as a Member of the Tenafly Historical Preservation Commission.

#### **Election of Officers for 2011**

CHAIRMAN: Motion to nominate David Wall as Chairman made by Don Merino; second by Karen Neus. There were no other nominations. Motion carried.

VICE-CHAIRMAN: Motion to nominate Mario Turchi as Vice-Chairman made by Dave Wall; seconded by Karen Neus. There were no other nominations. Motion carried.

TREASURER: Motion to nominate Rita Heller as Treasurer made by Dave Wall; second by Don Merino. There were no other nominations. Motion carried.

SECRETARY: Motion to nominate Karen Neus as Secretary made by Don Merino; second by Mario Turchi. There were no other nominations. Motion carried.

### **Certificate of Appropriateness**

Chairman Wall granted a C/A for 12 Huyler Avenue for landscaping and a semi-circular driveway. Dave gave answer to owners within one day of getting the information from Building Department. This home is the least representative of Atwood's houses, having had several changes over 125 years.

**Informational** - Don Merino explained to Martha and Janice about the home on corner of Magnolia & Highwood. The owner ran out of money, his neighbor put up piece of white plastic fence, which did not look appropriate.

Don spoke about the home at 158 Hudson Avenue on Table 13. Mario Turchi and Don went to see this house. Don got nails from the attic and mailed them to TR Brown, hoping to get information on the age of the home using the nails. The house is next to Mrs. Clymer. The present owner would love to keep the house historical. Don believes it is early 1800's. Don explained to Janice and Martha that TR Brown works for Bergen County, Division of Cultural & Historical Affairs.

Dave said the information would be a nice gift to give to the new owners regarding the house, perhaps forensic evidence will prove it is older. The architect, P.M. Meade worked in New York City, as did Mr. Atwood. Don and Planning Board Liaison Kevin Tremble could do a report on what they found in the house. When Mario was in the attic, he found some timber with the bark still on it. Don said this house is more a farmhouse, whereas Mario's house is a suburban house.

Karen Neus said someone during the 1950's put a picture window in the house, which doesn't go with the home at all. There is a scale model of Francisco's farm and it will be given to Tenafly.

### **Bandstand Renovation Committee**

Don asked if anyone from the HPC wants to be on Alice Rigney's Grandstand Committee. There will be one person from every borough committee on the Bandstand Committee.

### **44 Franklin Street Pole/Antenna**

Mario said you can see it from the 3<sup>rd</sup> floor of his home. It is 120 feet tall. Karen could not see it from Demarest-Lyle House. Dave said it looked awful from the Huyler Avenue area. On January 4<sup>th</sup>, Dave distributed a letter to every house both contributing and non-contributing, in the Atwood's Highwood Park Historic District. There was a Zoning Board of Adjustment meeting on January 10, 2011. Many people went to the meeting, which ended at 10:30 PM and it will be continued on February 7<sup>th</sup>, 2011. Dave asked if THPC should take interest in this area.

Martha said the economic gain was for T-Mobile. Is the present antenna full, why do they need another one, whether the district is historic or not. Don said the one already there and the new one is in a valley, why not up on hill.

## Informational

There are three properties immediately south of Clinton Inn, where new construction is contemplated: a four-story building in the Smith School District. It is the area where Stancato was. Ralph Carrino, World War II hero, who died of influenza, formerly lived at 129 Front Street, (Dean Drive). They are planning six apartments be low-income. This area is within site of Atwood's Highwood Park. Dave told Janice and Martha not having a mandate that the Building Department let THPC know about a knock down has been a long, ongoing problem. THPC has issues if it infringes on our historic districts or is inside historic districts. Martha said they are changing zone to B Zone: small business, hotels, variance would combine three lots. The minimum front is 20 feet – 16.4 proposed, 40 percent lot coverage allowed, 42.9 percent lot coverage proposed. 58 parking spaces would be required, 50 proposed. Maximum is 40' for 3-story building; they are proposing 42.7 with 4.5 stories proposed. A 3-foot side yard setback is required; they are proposing a two foot setback.

**Motion made by Don Merino; seconded by Janice Jacobs that letter be written to Board of Education calling attention to the proposed construction of 30-apartment units at 234 Dean Drive. Copy to Home School Association. So carried.**

**Motion made by Dave Wall; seconded by Janice Jacobs that owners of Charlie Brown's Restaurant be informed that Elizabeth Cady Stanton likely attempted to vote in 1880 at the Valley Hotel, which is current site of Charlie Brown's, and was listed in 1876 Bergen County Atlas. So carried.**

## Budget – Rita Heller

Dave said THPC should hold off spending any money as there is only a temporary budget. It is hoped budget will be ready by end of first quarter.

T.R. Brown has finished reports for 170 Thatcher, 35 Knoll Road and 27 North Brae. She is forwarding a disk and single hard copy to Paul Stefanowicz. Dave will give copies to owners of those homes. Rita requested \$1,250 for printing. Dave said printing of T.R. Brown's reports would cost as much as \$300. It would probably cost \$15 a copy at Staples. Dave said can we spend a few hundred dollars as the owners are anxious to have reports. Rita said 170 Thatcher is of greater significance and owners passionate about getting the report. Karen Neus said give one copy and one disk. Don said get the information up on the web site, like Closter. **Motion by Don Merino; seconded by Rita Heller that Chairman Wall be allowed and have discretion to make copies with a cost of up to \$300 for 170 Thatcher, and as 11 Knoll Road is being readied, that report also be copied. So carried.**

## Davis-Johnson Park & Gates

Mario reported on the gates and small bedded rose garden. Mario said they are using concrete pavers, character of area totally gone. He asked if there was any way to find out what is going on in that regard. Dave will email Jewell regarding gates. Don explained to Janice and Martha about the gates and rose garden at Davis-Johnson Park. Martha said she will bring up at Mayor & Council meeting that THPC and Business Improvement be on distribution list. Don said problems at Davis-Johnson Carriage House and rose garden were incurred several years ago.

T.R. Brown has been retained to create guidelines of can and can't do when living in a historic

home. Mario Turchi, Janice Jacobs and Karen Neus were asked to work on this project with T.R. Brown. They will use Closter's booklet as a guide. Karen declined at this time to be part of the project.

### **Guidelines**

Don said THPC should send letter every two years to historic homeowners and when an ordinance is changed, send that to the homeowners. Don will make copies of the Closter manual/guidelines. Mario said photos of homes should be in guidelines. Don said in our guidelines, detail should give homeowners exactly what they're talking about.

Rita said it should be requested that builder change garage doors that are incorrect on one of our historic homes, as he did not follow the guidelines.

### **Adjournment**

Motion by all to adjourn. Meeting adjourned at 10:00 P.M.

Respectfully submitted,

Deborah L. Alvarez, Secretary