

Landmarks and Historic Preservation Commission
C/O Division of Planning, Zoning and Sustainability
920 Broad Street, Room 112
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Richard Partyka
Acting Chairperson

**NEWARK LANDMARKS & HISTORIC PRESERVATION COMMISSION
REGULAR PUBLIC MEETING**

MEETING MINUTES

Regular Public Meeting- Wednesday June 1, 2016
6:35:36- 9:12:09 PM

City of Newark LANDMARKS and HISTORIC PRESERVATION COMMISSION
Location: Room 215 (Council Chambers)

Certification of Publication:

Acting Chairperson Richard Partyka certifies publications in the Star-Ledger and the Jersey Journal, the official newspapers of the City of Newark.

Call to Order:

The regular monthly meeting of the City of Newark Landmarks and Historic Preservation Commission was called to order by Acting Chairperson Richard Partyka at 6:35:36 PM

Roll Call: 6:38:26 PM

In attendance were Commissioners: Partyka, Benavente, Smith, Hartman, Grossklaus.
Commissioners: Moten, Robinson and Bey were not present.
The meeting was staffed by: Kevlin Taylor, Walford Enniss, and Shawna Ebanks
(Consultant-Nishuane Group)

Vote to Nominate New Chairperson: 6:38:33PM

Appointment of Acting Chairperson: Richard Partyka

Approved:

Motion made by Commissioner: Grossklaus

Second Motion made by Commissioner: Smith

Ayes: Commissioners: Grossklaus, Benavente, Smith, and Hartman,
4 in favor 0-opposed

Approval of Minutes of May 4, 2016:

Approved

Motion made by Commissioner: Hartman

Second Motion made by Commissioner: Benavente

Ayes: Commissioners: Partyka, Benavente, Grossklaus & Hartman,

Abstentions: Commissioner: Smith

4- In favor 0-Opposed, 1- Abstention

Communications:

None

Report on Enforcement Actions in Historic District:

None

Old Business:

a)

Address:	287-293 Grafton Avenue
Historic District:	Forest Hill (Block 785)
Application#:	H16-029
Application Date:	03/17/2016
Applicant:	Melissa Weslei
Owner:	Jorge Mercado
Description of Work:	Installation of roof mount solar including 59-275 N panels, 2 inverters, 1- 6000 KW inverter and 1 7,600 KW inverter, 1 16,225 KW PV solar system.
Decision:	Applicant was absent Adjourned to the July 13 th Regular Meeting

b)

Address:	614-618 Highland Avenue
Historic District:	Forest Hill (Block 757)
Application#:	H16-072
Application Date:	05/17/2016
Applicant:	Ayokunle Adedipe (Co-Owner)
Owner:	618 Highland Avenue, LLC
Description Of Work:	Applicant is proposing to change the color of the house from blue to a color within the historic guidelines, replacing windows for more energy efficient windows.
Decision:	Approved with conditions
Conditions:	Windows in the front and sides should be replaced with wood windows, windows in the back can be replaced with vinyl windows, there is to be six columns on the porch. The columns should be placed over the foundation, applicant will submit proposed railing design for the front and back to staff for final approval, applicant should restore and repaint brick. The steps for the back door should have a landing of 4ft, landing must comply with city code, roof should match existing roof & three tap shingle timberline.
Motion By:	R. Hartman
Second By:	S. Benavente
Vote:	5 in favor 0 opposed

c)

Address:	803 Parker Street
Historic District:	Forest Hill (Block 841)
Application#:	H16-043
Application Date:	04/11/2016
Applicant:	Ironbound Contracting
Owner:	Angela Mota
Description of Work:	Applicant is replacing siding, insulating the inside walls, replacing gutters and shingles on roof.
Decision:	Applicant was absent Adjourned to the July13th Regular Meeting

New Business:

e)

Address:	609-633 Broad Street
Historic District:	Military Park (Block 18)
Application#:	H16-034
Application Date:	03/22/2016
Applicant/Owner:	609 Broad Street, LLC
Description of Work:	Applicant wants to install temporary and removable window, also additional signage design for the Halsey Street
Decision:	Approved
Motion By:	R. Hartman
Second By:	A. Smith
Vote:	5 in favor 0 opposed

f)

Address:	631 Ridge Street
Historic District:	Forest Hill (Block 738)
Application#:	H16-059
Application Date:	04/27/2016
Applicant/Owner:	Cesar Chimborazo
Description of Work:	Applicant had already started repairing rotten stairs; wants to replace with cement 12" under and 24" wide.
Decision:	Approved with conditions
Conditions:	Foundation must be 36 inches deep, stairs must be made out of wood material, and a landing must be placed on the top of the stairs. The landing must comply with City Code.
Motion By:	S. Benavente
Second By:	R. Hartman
Vote:	5 in favor 0-opposed

g)

Address:	706 Ridge Street
Historic District:	Forest Hill (Block 759)
Application#:	H16-061
Application Date:	05/03/2016
Applicant/Owner:	Nancy Valleja & Marcelo Peralta
Description of Work:	Applicant wants to repair stucco, replace the window mold in stucco, replace wood siding and use brick in the front, and stucco on the rest of the house. (Paper home protector, foam, mesh, basecoat, paint) materials stucco, brick and cement.
Decision:	Approved with conditions
Conditions:	Repair stucco on the 2 nd Floor and paint the same color as existing, wood siding material should be repair or replaced with like material; molding around the windows should be repaired with wood and painted white like the exit color.
Motion By:	S. Benavente
Second By:	R. Hartman
Vote:	5 in favor 0 opposed

h)

Address:	116 Maple Avenue
Historic District:	Weequahic Park (Block 3704)
Application#:	H16-064
Application Date:	05/06/2016

Applicant:	Takia Smith (Field Manager)
Owner:	Tritop Realty, LLC
Description of Work:	Replacing windows to single hung windows series 70, changing exterior doors to ascot decorative oval three panel door, and siding will be change to main street siding double 4", also extending the back of the house.
Decision:	Approved
Motion By:	A. Smith
Second By:	S. Benavente
Vote:	5 in favor 0-opposed

I)

Address:	651 Parker Street
Historic District:	Forest Hill (Block 739)
Application#:	H16-065
Application Date:	05/09/2016
Applicant/Owner:	Rosa M. Ventura
Description of Work:	Fixing existing retainer wall with a column addition for lighting, also on right building retainer wall to ensure dirt won't come down to sidewalk or Street to keep premises clean and beautiful
Decision:	Denied
Motion By:	R. Hartman
Second By:	S. Benavente
Vote:	5 in favor 0-opposed

j)

Address:	565-567 Highland Avenue
Historic District:	Forest Hill (Block 740)
Application#:	H16-069
Application Date:	05/13/2016
Applicant/Owner:	Martha Mejia
Description of Work:	Applicant wants to build a deck at the back of the house, approximately 40 inch in length 16' 9" in width and 8" elevated off the ground, 18 12" synotubes 3' in depth with wet post cement anchors will support pressure treated 2x6x16 & 2x6x10 double for side, front & middle gorders.
Decision:	Approved
Motion By:	R. Grossklaus
Second By:	A. Smith
Vote:	5 in favor 0-opposed

k)

Address:	273 Highland Avenue
Historic District:	Forest Hill (Block 582)
Application#:	H16-070
Application Date:	05/16/2016
Applicant/Owner:	Maria & Luis Mejias
Description of Work:	Applicant wants to add a bathroom on the 1 st floor at the back of the house
Decision:	Approved
Motion By:	A. Smith
Second By:	S. Benavente
Vote:	5 in favor 0-opposed

L)

Address:	572-584 Broad Street
Historic District:	Military Park (Block 15)
Application#:	H16-074
Application Date:	05/18/2016
Applicant:	Michael Oreilly

Owner:	Peddie Memorial Church
Description of Work:	Applicant is reroofing with 30 yr. dimensional shingles upgrade to slate line, replace step flashing where needed and all pipe collars, removing 2 unused skylights frame and plywood over, installing new flashing on all paraputs and skylights, check and clean copper flashing, replace roof drains, supply and install new skylights over stairs on YMCA side back corners 6x6 or 9x9 replace roof over Toomt house
Decision:	Approved with conditions
Conditions:	If there is any change to the existing materials it must be replaced with the Same material and color
Motion By:	R. Hartman
Second By:	S. Benavente
Vote:	5 in favor 0-opposed

M)

Address:	572-584 Broad Street
Historic District:	Military Park (Block 15)
Application#:	H16-075
Application Date:	05/18/2016
Applicant:	Michael Oreilly
Owner:	Peddie Memorial Church
Description of Work:	Power wash stone veneer & spot point masonry joints to match existing and repair stonework. Repair wood on storm windows and paint to match existing.
Decision:	Approved
Motion By:	R. Grossklaus
Second By:	A. Smith
Vote:	5 in favor 0-opposed

N)

Address:	609-633 Broad Street
Historic District:	Military Park (Block 18)
Application#:	H16-076
Application Date:	05/18/2016
Applicant/Owner:	609 Broad street, LLC
Description of Work:	Interior fit-out of approximately 13,049 square feet of ground floor retail space to be utilized by Petco Animal Supply Stores, as a pet shop, including the retail sale of pet food, pet supplies, live tropical fish, live animals, birds and reptiles, pet grooming, pet training services & "doggy day care".
Decision:	Approved
Motion By:	R. Grossklaus
Second By:	A. Smith
Vote:	5 in favor 0 opposed

6. Adjournment 9:12:09 PM