

**MINUTES OF THE REGULAR MEETING
OF THE LANDMARKS COMMISSION OF THE
BOROUGH OF SADDLE RIVER
HELD APRIL 22, 2015**

PRESENT: Commission Chairman Jon Kurpis; Commission Members: Mary Bello, Gloria Blumenthal, Joanne Kakaty, Ferne Lambert, Michael Trepicchio
Council Rep. Al Kurpis

ABSENT: Commission Members: Maria Harper, John Lasalandra

PRESIDING: The meeting was called to order at 7:15 p.m.

PUBLIC NOTICE: "Notice of this meeting in compliance with the Open Public Meetings Act Chapter 231 of the laws of 1975, has been given by posting a notice of the scheduled dates of all regular meetings of the Landmarks Commission of the Borough of Saddle River on the bulletin board in the Municipal Building and in the office of the Borough Clerk and by emailing a notice thereof to the Herald News and The Record on December 31, 2014 and on the Borough website.

APPROVAL OF MINUTES: A motion was made to approve the March 25, 2015 minutes by Gloria Blumenthal. Seconded by Joanne Kakaty
Roll Call Vote: AYES, Unanimous

DESIGNATION/APPLICATIONS: Andrew Guarino
199 East Saddle River Road
Abram Ackerman House
General Renovation (details on application)
APPROVED

Prior to hearing this application, Chairman Kurpis stated that this property has great historical value to the Borough although it has no true landmark status to date. It is known as the Abram Ackerman House and the Commission was in receipt of both architectural renderings as well as landscape plans for this property. Chairman Kurpis stated that the new home owner is very invested in renovating the home as well as an accessory building to completely maintain the historical significance.

At this time, Gus Morpurgo, architect displayed his architectural rendering and explained this in detail. The home is on three acres of property and has been renovated in the past. There is also a mill house on the property which is proposed to be renovated as well. The home, which is a Dutch colonial, is in need of exterior restoration; some shingle replacement as well as a new slate roof. The proposed plan also includes new windows, plumbing, and electrical upgrades.

Blythe Yost, Yost Design, Landscape Architect addressed the reconfiguration of the driveway, primarily for safety reasons. She outlined the landscape plan in detail at this time, outlining specific species of trees and shrubs proposed to be installed.

Chairman Kurpis stated that the proposed driveway reconfiguration will enhance the front of the property, specifically the front entry way into the home.

Alison Karounis explained the first floor of the home, stating that a wall would be moved and the kitchen will be replaced. A second set of stairs to the second level will be added from the kitchen and a master suite will be added on the second floor with a garage below.

Gus Morpurgo displayed the rendering for the Mill House and explained the proposed alterations at this time. It is located adjacent to the Saddle River but is in need of significant repair. The structure contains a kitchen, 2 bedrooms, 2 bathrooms, garage space and a pub room and will be living quarters for the owner's daughters. There is a patio by the river which will also be preserved.

Andrew Guarino, homeowner, stated that it his intention to renovate these structures in order to preserve this property for its historical value.

Chairman Kurpis stated that the plans presented were thorough and will preserve the historical significance of this property; he praised both Mr. Guarino and Mr. Morpurgo for their efforts.

A motion to **approve** this application was offered by Chairman Kurpis
Seconded by Joanne Kakaty
Roll Call Vote: AYES, Unanimous

WORK SESSION:

OPEN TO THE PUBLIC:

OLD BUSINESS:

NEW BUSINESS:

ADJOURNMENT: A motion was made and seconded to adjourn the regular meeting of the Landmarks Commission.

Respectfully submitted,

Joy C. Convertini
Secretary