

CHATHAM BOROUGH HISTORIC PRESERVATION COMMISSION  
ReOrganization and Regular Meeting

January 18, 2022

7:30 p.m.

Commissioner James Greener called this Reorganization and Regular Meeting to order at 7:30 p.m. This was a virtual meeting. All Commissioners were present by way of Zoom.

Pursuant to the requirements of the Open Public Meetings Act, N.J.S.A. 10:4-6 et. seq. adequate notice of this meeting has been provided by including same in the Annual Notice, copies of which were posted on the official bulletin board on the main floor of Borough Hall, emailed to the Chatham Courier, and the Daily Record on January 27, 2021 and was filed in the office of the Borough Clerk.

Commissioner James Greener welcomed the newcomers to the Board, to be officially sworn in tonight. He briefly reviewed the HPC's accomplishments this past year, 2021. Among them, the HPC has resurrected the Historic Preservation Flag Award and has re-issued the Historic Guidelines for Chatham Borough. Commissioner Greener also explained the challenges the HPC has in reviewing certain building plans that have been submitted to the Madison Building Department. Major changes proposed for buildings in the Chatham Historic District should be reviewed by the HPC.

Commissioner Greener reviewed what had transpired at the December 14<sup>th</sup> meeting. A proposal had been made to demolish the building at 5 South Passaic Avenue and build a new structure. After reviewing the plans, talking with the architect and owner of the building, the HPC decided there were not sufficient reasons to demolish what they felt was an excellent structure, a "Contributing Structure" in the Historic District. Mr. Greener will be forwarding a report to the Chatham Borough Planning Board giving the Commission's decision and the reasons for this decision.

Motion to Adopt Meeting Minutes

The minutes of the December 14, 2021 Historic Preservation Commission Meeting were approved as submitted.

Administration of the Oaths of Office

The following were sworn in to serve a term on the Historic Preservation Commission:

James Greener  
Catherine Chin  
Karen Franklin  
Natalie Ringot  
H.H. Montague

With the new Commissioners in place, the Roll Call could then officially be taken.

Names	Present	Absent
James J. Greener	X	
Frank Truilo, Council Member	X	
Carolyn Dempsey, Council Member	X	
Catherine Chin		X
Lynn Magrane	X	
Natalie Ringot	X	
Karen Franklin	X	
H.H. Montague	X	
Liz Holler, Minutes Secretary	X	

#### Reorganization Resolutions for 2022

Commissioners unanimously approved the following resolutions:

Resolution #22-01: Resolution Establishing the 2022 Meeting Schedule

Resolution #22-02: Resolution Designating the Official Newspapers for the Publication of Legal Notices for the Year 2022

Commissioners decided to table Resolution #22-03: Resolution Electing the Historic Preservation Commission Officers for the Year 2022. It will be brought up at the next meeting.

#### Discussion Items

Mr. Greener will send the new Commissioners a link to the Historic Guidelines, the most recent, up-dated version.

Council Member Dempsey will talk to Melanie Politi in the Borough Administrator's Office about uploading the Historic Guidelines onto the Chatham Borough website.

Mr. Greener and Council Member Truilo talked with the new Commissioners about the Historic Commission's Flag Award. Hopefully more homes/buildings will be nominated for this award in the future. Council Member Truilo reported that there is a button on the HPC page to nominate a recently renovated home to be considered for this award. A new banner/flag has recently been designed by Brian Dempsey, husband of Council Member Dempsey.

Council Member Dempsey pointed out a new nameplate should be added to the plaque at the Borough Hall's entryway, announcing the winner of the Flag Award in 2021. Ms. Holler will look into how to order that name-plate.

A number of Commissioners complimented Mr. Greener on the report he wrote giving the HPC's views on the proposals for 5 South Passaic Ave. Council Member Truilo noted that Mr. Greener will then arrange to have copies of this report sent to Planning Board members. Currently, this particular application is "on hold" for the Planning Board to hear.

At Mr. Greener's suggestion, the new Commissioners: Ms. Ringot, Mrs. Franklin, and Mr. Montague explained how they came to be interested in joining the Historic Preservation Commission. Their membership is much appreciated.

Commissioners discussed how applications in the Borough's Historic District should be reviewed by the HPC. At times, in the past, that has not always happened. Council Member Truilo felt that the Borough's Zoning Officer should serve as a "gate-keeper" for these particular applications when they are submitted to the Madison Building Department.

Mr. Greener noted that a meeting will be held with Madison Borough to revise the ordinances about the submission of plans making proposals to structures in the Chatham Borough Historic District. Council Member Truilo suggested including in this meeting the Construction Official, Russ Brown, and the Chatham Borough Zoning Official. He and Mr. Greener felt the HPC should also review proposed repainting projects in the Historic District neighborhoods. Mr. Greener pointed out that friendly meetings can be arranged with storekeepers, business owners, etc. to review any plans with them. It's been done.

At 8:32 p.m. the meeting adjourned.

The next Chatham Borough Historical Preservation Commission meeting will be held on Tuesday, February 15, 2022, 7:30 p.m. It will be a virtual meeting.

Respectfully submitted:

Liz Holler  
Recording Secretary