

**REGULAR MEETING OF THE MONTVALE PLANNING BOARD**

**AGENDA(Revised 7/15/14 12:30pm)**

**Tuesday, July 15, 2014 7:30pm**

**Council Chambers, 12 Mercedes Drive, 2<sup>nd</sup> Floor, Montvale, NJ**

Please note: A curfew of 11:15 PM is strictly adhered to by the Board. No new matter involving an applicant will be started after 10:30 PM. At 10PM the Chairman will make a determination and advise applicants whether they will be heard. If an applicant cannot be heard because of the lateness of the hour, the matter will be carried over to the next regularly scheduled meeting.

**ROLL CALL:**

**MISC. MATTERS RAISED BY BOARD MEMBERS/BOARD ATTORNEY/**

**BOROUGH ENGINEER:**

**ZONING REPORT:**

**SITE PLAN REVIEW COMMITTEE:**

**ENVIRONMENTAL COMMISSION LIASION REPORT:**

**CORRESPONDENCE:** placed on back table

**APPROVAL OF MINUTES:** June 17, 2014

**USE PERMIT:**

1. Block 2404 Lot 1-Nail Plus Spa- 16 S. Kinderkamack Road-(2,000 sq. ft.)

**PUBLIC HEARINGS (NEW):**

1. **BLOCK 901, LOT 3 – EDWARD GEERLOF – 71 HUFF TERRACE**  
Major Soil Movement Application

**PUBLIC HEARINGS (CON'T)**

1. **BLOCK 1505, LOT 1 – ROCKLAND BUILT HOMES, INC. 6 PENN. AVENUE –**  
Major Subdivision, Major Soil Movement and Variance Application-**At the applicant's request this application is being carried to August 19<sup>th</sup>, 2014-no further notice will be given.**

**DISCUSSION:**

1. An ordinance amending Chapter 128, "Zoning", Article II, "Districts of Zoning Map", of the code of the Borough of Montvale, State of New Jersey, to replace and reestablish the official map of the Borough of Montvale
2. Draft of an Amendment to the Master Plan Reexamination
3. Land Use Fee Schedule 2014

**RESOLUTIONS:**

1. **BLOCK 2701, LOT 5 - FIRST COMMERCE BANK-RESOLUTION GRANTING VARIANCE RELIEF TO THE FIRST COMMERCE BANK**
2. **BLOCK 2802, LOTS 2 AND 3, BLOCK 1002, LOTS 3 AND 5-MONTVALE DEVELOPMENT ASSOCIATES**

**RESOLUTION GRANTING PRELIMINARY AND FINAL SITE PLAN APPROVAL, PLANNED UNIT DEVELOPMENT APPROVAL, VARIANCE RELIEF, APPROVAL OF AN ENVIRONMENTAL IMPACT STATEMENT, AND APPROVAL OF A MAJOR SOIL MOVEMENT PERMIT**

**OTHER BUSINESS: None**

**Open Meeting to the Public**

**Adjournment**

**Meeting of August 5<sup>th</sup>, 2014 cancelled**

**Next Regular Scheduled Meeting August 19, 2014**