

<u>REGULAR MEETING OF THE MONTVALE PLANNING BOARD</u>
<u>Agenda -Remote Public Meeting-Revised 11/30/20</u>
<u>Tuesday, December 1, 2020</u>
<u>Council Chambers,12 Mercedes Drive, Montvale, NJ</u>
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. HTTPS listed below are the documents for each application that you can view on line.

PLEASE TAKE NOTICE that due to the current New Jersey State of Emergency and Public Health Emergency declared by Governor Phil Murphy, and in an effort to prevent further spread of COVID-19 and to protect the health and safety of residents Montvale Planning Board Meetings shall be held virtually on Zoom Live Streaming in accordance with the Division of Local Government Services remote Meeting Protocol for Local Public Bodies During Declared Emergency New Rules N.J.A.C. 5:39. All meetings will commence at 7:30pm Division of Local Governmental Services. During this time, the Montvale Planning Board will meet using Zoom. The public is welcome **to log in using the number shown** in the information.

Zoom webinar.

When: Dec 1, 2020 07:30 PM Eastern Time (US and Canada)

Topic: Planning Board Meeting December 1st, 2020

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/82492318302?pwd=YUtdVkvT1RZMnlIsNXEvcJGhNVZTZz09>

Passcode: 537380

Or iPhone one-tap :

US: +13017158592,,82492318302#,,,,,0#,,537380# or +13126266799,,82492318302#,,,,,0#,,537380#

Or Telephone:

Dial(for higher quality, dial a number based on your current location):

US: +1 301 715 8592 or +1 312 626 6799 or +1 929 436 2866 or +1 253 215 8782 or +1 346 248 7799
or +1 669 900 6833

Webinar ID: 824 9231 8302

Passcode: 537380

International numbers available: <https://us02web.zoom.us/j/82492318302?pwd=YUtdVkvT1RZMnlIsNXEvcJGhNVZTZz09>

ROLL CALL:

MISC.MATTERS RAISED BY BOARD MEMBERS/BOARD ATTORNEY/BOROUGH ENGINEER:

ZONING REPORT:

ENVIRONMENTAL COMMISSION LIAISON REPORT:

SITE PLAN COMMITTEE REPORT:

CORRESPONDENCE: placed on the back table

APPROVAL OF MINUTES: October 6, 2020, November 17th, 2020

DISCUSSION: Calendar 2021

USE PERMITS:

1. Block 1601 Lot 17-Crystal Clean Pools, Inc.-8 Railroad Avenue (600 sq. ft.)
2. Block 1902 Lot 5- Montvale Health Associates d/b/a Montvale Health, Sports & Spine-305 West Grand Avenue (1900 sq. ft.)

PUBLIC HEARINGS (NEW):

1.

PUBLIC HEARINGS (CONT):

1. Block 2002 Lot 3-Mobius Solar 1, LLC-5 Paragon Drive-Amended Preliminary and Final Site Plan Application with a Major Soil Movement Application
<https://drive.google.com/drive/folders/1khxBkx56QwqFBzXovoLsk83fB6nAsdGg> -
Carried to January 5, 2021
2. Block 1002 Lot 7- Waypoint Residential Services, LLC -127 Summit Avenue -Application for Preliminary and Final Site Plan and Bulk Variance Approval and Soil Movement- click below link for documents to view
<https://www.dropbox.com/sh/3wpdvdnuuypl6l/AADMHQKfrPI-jfJZs9Z7cOY3a?dl=0>
https://drive.google.com/drive/folders/1qNHGWalyWhFQKjckE4JzltxV_cdJbTy1?usp=sharing
<https://drive.google.com/drive/folders/1484vkWTkSafI5nUb9rEJemFjV7EuOCBQ?usp=sharing>

RESOLUTIONS:

1. **Block 1902 Lot 3-RESOLUTION GRANTING AMENDED SITE PLAN APPROVAL AND VARIANCE RELIEF TO 140 HOPPER AVENUE ASSOCIATES, LLC FOR PREMISES DESIGNATED AS BLOCK 1902, LOT 3**
https://drive.google.com/drive/folders/1nUD2C8jOirC9a_IV7ED0E-ZkwJ-mA-vr?usp=sharing

2. Block 1102, Lot 4-108 Montvale Realty, LLC-106-108 Spring Valley Road-Variance Application-Signage and Parking. Will be memorialized in January.
3. Block 108 Lot 6-Thomas J. Caleca- 110 Upper Saddle River Road-Zoning Variance

Application-A new 4 car Attached Garage requiring a rear yard setback will be memorialized in January.

Other Business-

Open Meeting to the Public

Adjournment

Next Scheduled Meeting Reorganizational and Regular: January 5, 2021