

REGULAR MEETING OF THE MONTVALE PLANNING BOARD

Tuesday, October 5, 2021

Municipal Complex 12 Mercedes Drive, 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:

ENVIRONMENTAL COMMISSION LIAISON REPORT:

SITE PLAN COMMITTEE REPORT:

CORRESPONDENCE: On the back table

APPROVAL OF MINUTES: September 21, 2021

DISCUSSION: Robert Hanrahan

USE PERMITS:

Block 2408 Lot 2 – Alan Kornblau – Kinderkamack Road - (1,200 sq. ft.)

PUBLIC HEARINGS (NEW):

Block 2904 Lot 4 – Bank of America – 80 Chestnut Ridge Road - Application for Lighting, Landscape & Design – **Carried to October 19, 2021**

PUBLIC HEARINGS (CONT): None

RESOLUTIONS:

Block 2802 Lot 2 (Qualifier C001A & C001B) – Montvale Development Associates II, LLC – Resolution Amending a Resolution Entitled, “Resolution Granting Amended Planned Unit Development Approval, Amended Phase II Preliminary Site Plan Approval, Final Site Plan

Approval For Phase II, a Use Variance, Other Variance Relief And Waivers, Approval of An Environmental Impact Statement, And Approval of a Major Soil Movement Permit”

Block 1002 Lots 3 & 5 – Montvale Family Apartments, LLC – 159-161 Summit Avenue –
Resolution Granting Final Site Plan Approval

Block 2702 Lot 1.01 (various qualifiers) and Block 2802 Lot 2 (various qualifiers) –
Montvale Development Group c/o Hekemian – 100-400 Market Street, 10-60 Farm View
– Resolution Granting Amended Preliminary and Final Approval and Variance Relief to
Various Entities

OTHER BUSINESS:

OPEN MEETING TO THE PUBLIC:

ADJOURNMENT:

Next Regular Scheduled Meeting: October 19, 2021 at 7:30 PM