

Agenda
REGULAR MEETING OF THE MONTVALE PLANNING BOARD

Tuesday, April 16, 2019 - REVISED

Municipal Complex, 12 Mercedes Drive in Council Chambers

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: February 19, 2019, March 19, 2019, April 2, 2019

DISCUSSION:

1. **General Code Renumbering**
2. **UB Chestnut, LLC-Block 3101, Lot 1-Interpretation of the Resolution and Signage Chart**
3. **Sports Courts-Authorization of Maser Reviewing Ordinance**

USE PERMITS:

1. **Block 1901 Lot 3-Alliance Education Services-121 Chestnut Ridge Road (1,000 sf)**
2. **Block 1902, Lot 6 – Rothman Institute of New Jersey, P.A – 50 Craig Road (13,945 sf)**

PUBLIC HEARINGS (NEW): none

PUBLIC HEARINGS (CONT):

1. **Block 3302, Lot 1-Hornrock Properties MPR, LLC** (“the applicant”) relating to premises designated as Block 3302, Lot 1 as depicted on the Borough of Montvale tax map, being more commonly known as One Sony Drive (“the property”) and

being also designated on the Borough of Park Ridge tax map as Block 301, Lot 1.
Preliminary Site Plan Application

2. **Block 2702, Lot 1, Block 2801, Lot 2 and Block 3201, Lot 6-Triboro Square-Mercedes Drive, Grand Avenue and Glenview Avenue**-Planned Unit Development, Preliminary and Final Site Plan (Phase 1) Planned Unit Development and Preliminary Site Plan (Phase II) –Glenview Road (PUD) – **Carried to May 7, 2019**

3. **Block 3201 Lot 4-Ridgecrest Realty Associates, Inc.-21 Philips Parkway**- Application for Conditional Use and Variance Approval, Major Soil Moving Permit Approval, Bulk Variance Approval, EIS Approval and Site Plan Waiver- **carried to May 21, 2019**

4. **Block 1103 Lot 5 and Block 403 Lot 1-Metropolitan Home Development at Werimus, LLC- 87 and 91 Spring Valley Road**-Amended Site Plan and Major Soil Movement Application- **Carried to May 21, 2019**

RESOLUTIONS:

1. **Block 2002 Lot 11**—Resolution granting Variance Relief to Kevin and Amy Linardic for Premises designated as Block 2002, Lot 11
2. **Block 1301 Lot 24.04;24.02;33** Resolution granting amended Site Plan Approval and a Waiver from Requiring the submission of an Environmental Impact Statement to John D. Koerner and Tina M. Koerner for Premises at 3 Flintlock Road

3. **Block 703, Lot 7-** Resolution Granting Amended Site Plan Approval and Variance Relief to Valley Physician Services, Inc. d/b/a Valley Medical

4. **Block 2802 Lot 2 & 3, Block 1002 Lots 3&5-Montvale Development Associates, LLC**-Application for Amended Preliminary and Final Site Plan Approval, Amended PUD Approval, and exemption from Modified EIS Approval and Soil Moving Permit- **carried to May 7, 2019 for memorialization**

Other Business

Open Meeting to the Public

Adjournment

Next Regular Scheduled Meeting: May 7, 2019 AT 7:30PM