

Agenda
REGULAR MEETING OF THE MONTVALE PLANNING BOARD

Tuesday, May 7, 2019

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:

DISCUSSION:

1. General Code Renumbering

USE PERMITS:

1. Block 1001 Lot 1- Next Millennium Media-135 Chestnut Ridge Road (2599 sq.ft.)
2. Block 3004 Lot 2-Bivma, LLC-50 Chestnut Ridge Road-(3500 sq. ft.)
3. Block 1903 Lot 6—Maureen Wilner, The Wilner Group-136 Summit Avenue-(868 sq. ft.)
4. Block 1903 Lot 6- Israel Cheins d/b/a UNPPG, Inc.-136 Summit Avenue-(1896 sq. ft.)
5. Block 1903 Lot 6-Skylark Management, Inc. 136 Summit Avenue-2200 sq. ft.

PUBLIC HEARINGS (NEW):

Block 2701 Lot 2-KPMG-3 and 75 Chestnut Ridge Road-Amended Site Plan

PUBLIC HEARINGS (CONT):

1. **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 21, 2019**
2. **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**
3. **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 1301, lots 24.04, 24.02 and 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.
2. **Block 703, Lot 7-** Resolution Granting Amended Site Plan Approval and Variance Relief to Valley Physician Services, Inc. d/b/a Valley Medical
- 3.**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-

Other Business

Open Meeting to the Public

Adjournment

Next Regular Scheduled Meeting: May 21, 2019 AT 7:30PM