

# **REGULAR MEETING OF THE MONTVALE PLANNING BOARD**

**Tuesday, August 17, 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: July 20, 2021

DISCUSSION:

USE PERMITS:

Block 3004 Lot 2 – Mitsuya Boeki USA Inc. – 50 Chestnut Ridge Road - (2,691 sq. ft.)

Block 3201 Lot 5 – Astral Energy LLC – 25 Phillips Parkway - (1,400 sq. ft.)

Block 1001 Lot 2 – Heritage Family Wealth Management, LLC – 155 Chestnut Ridge Road (2,896 sq. ft.)

Block 703 Lot 7 – Master Park Ridge TKO – 149 Kinderkamack Road - (1,620 sq. ft.)

PUBLIC HEARINGS (NEW):

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

PUBLIC HEARINGS (CONT): None

RESOLUTIONS:

Block 603 Lot 29 – John Chiavelli – 10 Pineview Terrace – Resolution Granting Variance  
Relief to John Chiavelli for premises designated as Block 603, Lot 29

OTHER BUSINESS:

OPEN MEETING TO THE PUBLIC:

ADJOURNMENT:

Next Regular Scheduled Meeting: September 21, 2021 at 7:30 PM