

PLANNING BOARD OF THE BOROUGH OF MONTVALE

NOTICE OF MEETING AND PUBLIC HEARING

CONCERNING THE 2025 HOUSING ELEMENT AND FAIR SHARE PLAN OF THE BOROUGH OF MONTVALE, NEW JERSEY

NOTICE IS HEREBY GIVEN, in accordance with N.J.S.A. 10:4-6 et seq. and the Municipal Land Use Law, N.J.S.A. 40:55D-1 et seq. and, more particularly, N.J.S.A. 40:55D-13, that on **June 17, 2025**, the Planning Board of the Borough of Montvale will hold a Public Hearing on the proposed 2025 Housing Element and Fair Share Plan of the Borough of Montvale, New Jersey dated June 6, 2025 (“HEFSP”), which will amend the Master Plan of Borough of Montvale. The Hearing will take place at 7:30 p.m. or as soon thereafter as the matter can be reached in the Council Chambers of the Borough of Montvale Municipal Building located at 12 DePiero Drive, Montvale, New Jersey.

The purpose of the Public Hearing is to amend the Master Plan of the Borough of Montvale by the adoption of a Housing Element and Fair Share Plan that addresses municipal affordable housing planning requirements for Round 4 as defined in the amended Fair Housing Act, N.J.S.A. 52:27D-301 et seq., and proposes various compliance mechanisms to address the Round 4 affordable housing obligation as set forth therein, including, but not limited to, regulations governing affordable housing units in the Borough of Montvale. The public is invited to comment on the proposed Housing Element and Fair Share Plan by appearing in person at the hearing and offering public comment.

On and after the publication of this Notice, a copy of the proposed 2025 Housing Element and Fair Share Plan of the Borough of Montvale, New Jersey dated June 6, 2025, will be available for public inspection on the website of the Borough of Montvale (www.montvale.org) and during the regular business hours from 8:00 a.m. to 4:00 p.m. Monday through Wednesday, 8:00 a.m. to 6:00 p.m. Thursday, and 8:00 a.m. to 12:00 p.m. Friday, in the office of the Municipal Clerk and Planning Board Secretary, at the Borough of Montvale Municipal Building located at 12 De Piero Drive, Montvale, New Jersey.

At the Hearing, opportunity will be given to all interested parties to be heard after which time the Planning Board may take action to adopt the HEFSP. The Planning Board reserves the right to make amendments to the HEFSP at the public hearing prior to adoption and without further notice.

By order of the Planning Board of the Borough of Montvale.

Jeanne Fondacaro, Acting Planning Board Secretary