

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

## **AGENDA**

**Tuesday, September 20, 2022**

**Municipal Complex 12 DePiero 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/BOROUGH PLANNER:

ZONING REPORT:

ENVIRONMENTAL COMMISSION LIAISON REPORT:

SITE PLAN COMMITTEE REPORT:

CORRESPONDENCE: On back table

APPROVAL OF MINUTES: September 6, 2022

DISCUSSION: Spending Plan

USE PERMITS:

1. **Block 1102 Lot 3** – Summit Property 1, LLC – 100 Summit Avenue (4,000 sq. ft.)
2. **Block 403 Lot 4** – Nathan Unger – 72 Summit Avenue (790 sq. ft.)

PUBLIC HEARINGS (NEW):

1. PUBLIC HEARINGS (CONT):

Block 2002 Lots 13 & 14 - Montvale Grove, LLC – 20-24 Spring Valley Road – Preliminary Major Site Plan and Major Subdivision Approval –Application is being carried to October 18<sup>th</sup>, 2022 at the applicant's request. New notice will be provided.

## RESOLUTIONS:

1. **Block 2702 Lot 1.01 C001 – Glosslab Montvale, LLC** – 100 Market Street (1789 sq. ft.)
2. **Block 2702, Lot 1.01 Block 2801 Lot 2- Block 3201 Lot 6-** SHG Montvale MB, LLC-Market Street- RESOLUTION GRANTING AMENDED PLANNED UNIT DEVELOPMENT APPROVAL, AMENDED PRELIMINARY AND FINAL SITE PLAN APPROVAL (AS TO PHASE 1), PRELIMINARY AND FINAL SITE PLAN APPROVAL (AS TO PHASE II), VARIANCE RELIEF, APPROVAL OF AN ENVIRONMENTAL IMPACT STATEMENT, AND APPROVAL OF A MAJOR SOIL MOVEMENT PERMIT TO SHG MONTVALE MB, LLC FOR PREMISES DESIGNATED AS BLOCK 2702, LOT 1.01 (VARIOUS QUALIFIERS), (F/K/A BLOCK 2702, Lot 1 AND BLOCK 2801, LOT 2), AND BLOCK 3201, LOT 6
3. **Block 1102, Lot 3- Gray Capital, LLC**-100 Summit Avenue- Resolution Granting Preliminary and Final Site Plan Approval, Variance Relief, A Major Soil Movement Permit, and a Waiver from requiring the Submission of an EIS

## OTHER BUSINESS:

## OPEN MEETING TO THE PUBLIC:

## ADJOURNMENT:

Next Regular Scheduled Meeting: October 18th, 2022