

REGULAR MEETING OF THE MONTVALE PLANNING BOARD

AGENDA (REVISED 11/1/22)

Tuesday, November 1, 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: None

DISCUSSION: Proposal for Professional Planning Services

USE PERMITS:

1. Block 703 Lot 7 – Valley Physicians Inc. d/b/a Valley Medical Group – 133-149 Kinderkamack Road - Suite 141 (14,280 sq. ft.)
2. Block 1001 Lot 1 – Rabner Baumgart Ben-Asher & Nirenberg, P.C. – 135 Chestnut Ridge Road (2,865 sq. ft.)

PUBLIC HEARINGS (NEW): None

PUBLIC HEARINGS (CONT):

1. Block 2002 Lots 13 & 14 - Montvale Grove, LLC – 20-24 Spring Valley Road – Preliminary Major Site Plan and Major Subdivision Approval – **Carried to December 6, 2022 (no further notice will be given)**
2. Block 2411, Lot 7.01-Sam Matthews -19 Hillside Terrace – Major Soil Movement Application – **Carried to December 6, 2022**

RESOLUTIONS:

1. Resolution Granting a Use Permit and Approval of Signage to MNT Group LLC D/B/A Rumbel Boxing Montvale for Premises Designated as Block 2702, Lot 1.01 (C3001 and C3002) (Building No. 3)
2. Resolution Authorizing 2022 Professional Service Agreement for Master Plan
3. Resolution for Proposal for Professional Planning Services Affordable Housing Compliance: 2022-2023 Colliers Engineering & Design Project No. MPP-014I
4. Resolution for Borough of Montvale 2018 Affordable Housing Trust Fund Spending Plan Amendment #1

OTHER BUSINESS:

OPEN MEETING TO THE PUBLIC:

ADJOURNMENT:

Next Regular Scheduled Meeting: December 6, 2022