

# Borough of Fort Lee



*Mayor*  
MARK J. SOKOLICH

*Borough Administrator*  
ALFRED R. RESTAINO

*Board Secretary*  
CHRISTEN S. TRENTACOSTI

## ***Planning Board - Zoning Board of Adjustment***

309 Main Street  
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*Council*  
JOSEPH L. CERVIERI, JR.  
ILA KASOFSKY  
MICHAEL SARGENTI  
HARVEY SOHMER  
PETER J. SUH  
PAUL K. YOON

## **FORT LEE BOARD OF ADJUSTMENT**

### **AGENDA FOR TUESDAY, FEBRUARY 11, 2020 AT 7:30 P.M.**

**TO:** Zoning Board of Adjustment Members  
Evelyn Rosario, Borough Clerk  
Brian Ribarro, Construction Official/Zoning Officer  
Steven J. Curry, Fire Official  
Phillips Preiss Grygiel Leheny Hughes LLC  
Neglia Engineering Associates  
Bulletin Board, Borough Hall  
Record, Jersey Journal, Star Ledger, Spectrum, Fort Lee's Borough Website

**FROM:** Christen Trentacosti, Board Secretary

There will be a regular public meeting of the Zoning Board of Adjustment, Borough of Fort Lee on Tuesday, February 11, 2020 at 7:30 P.M. The meeting will be held in the Fort Lee Municipal Building, Council Chambers, 309 Main Street, Fort Lee, New Jersey.

1. Salute to the Flag
2. Roll call of members
3. Statement of meeting concerning compliance with the provisions of the "Sunshine Act"
4. Review and approval of minutes for the meeting of January 9, 2020

### **5. Memorializations**

**Docket #36-19 2088 Lemoine Avenue LLC**  
2088 Lemoine Avenue a/k/a State Route 67

**APPROVED** Block 5351, Lot 5 and Part of Lot 1  
Preliminary & Final Major Site Plan – Carvana – Auto Sales Center with Custom Storage Tower  
Marc D. Macri, Esq. is representing the applicant.

## **Zoning Board of Adjustment – February 11, 2020 – continued**

### **6. Acceptance/Completeness**

**Docket #7-20     Aiyoun Nam**  
2133-2135 Linwood Avenue  
Block 5153, Lot 2  
Two-Family Driveway Expansion  
Saverio V. Cereste, Esq. is representing the applicant.

**Docket #8-20     Demetrios Stamboulos**  
466 Jane Street  
Block 3654, Lot 5  
Preliminary & Final Major Site Plan – Approved Three-Unit Dwelling – Site Plan Expiration  
Marc D. Macri, Esq. is representing the applicant.

**Docket #9-20     514 Main Street Fort Lee, LLC**  
514 Main Street  
Block 3655, Lot 3  
Preliminary & Final Major Site Plan – Five (5)-Story, Self-Storage Facility  
Saverio V. Cereste, Esq. is representing the applicant.

**Docket #10-20    2200 Mackay LLC**  
2200 Mackay Avenue  
Block 5951, Lot 14  
Two Unit Dwelling  
Marc D. Macri, Esq. is representing the applicant.

**Docket #11-20    2100 North Central Road FL, LLC**  
2100 North Central Road &  
2143 Hudson Terrace  
Block 6155, Lots 1 & 2  
Amended Preliminary & Final Major Site Plan – Renovation and Conversion of Existing Office Building and Hotel to a Planned Development Group Apartment Building of 316 Residential Units  
Paul Kaufman, Esq. is representing the applicant.

### **7. Public Hearings**

**Docket #35-19    Phil Art Studios SCI TOEFL Inc.**  
1605 Palisade Avenue  
Block 4252, Lot 13  
Preliminary & Final Major Site Plan – Art Studio - Two (2) -Story Building Over Parking  
Saverio V. Cereste, Esq. is representing the applicant.

**Docket #1-20     PDC LLC**  
1592 John Street  
Block 3754, Lot 9  
Two Unit Dwelling  
Marc D. Macri, Esq. is representing the applicant.

**Zoning Board of Adjustment – February 11, 2020 – Public Hearings continued**

**Docket #2-20     1311 Inwood LLC**  
1311 Inwood Terrace  
Block 1653, Lot 7

Preliminary & Final Major Site Plan – Existing Commercial Building converting to Mixed Use  
Marc D. Macri, Esq. is representing the applicant.

**Docket #3-20     Redco Construction Corporation**  
2038 Hoefley's Lane  
Block 4951, Lot 5

Preliminary & Final Major Site Plan – Three Unit Dwelling  
Saverio V. Cereste, Esq. is representing the applicant.

**8. New Business**

**9. Motion to Adjourn**