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, May 12, 2020 at 7:30 P.M.

The Borough of Fort Lee Zoning Board of Adjustment has made the following changes to the regularly scheduled Board Meeting of Tuesday, May 12, 2020 at 7:30 P.M. The meeting will be held remotely, by means of communication equipment. The foregoing Electronic Public Meeting is recommended due to the current situation involving the COVID-19 Virus and directives of State and County governments.

The meeting will be conducted using the Zoom operating system. To join the hearing via smart phone, computer or tablet, use the following web address:

https://zoom.us/j/93551245144?pwd=OFJNNEY2N2wyRlpPVWNXV11NSGgyUT09

The Meeting or Webinar identification (ID) is: **935 5124 5144** The Meeting Password is: **047308**

You do not need a computer to join, you can use your landline or cell phone to call in. Dial in using one of the numbers below, if you receive a busy signal, you may try any number on the list:  
+1 646 558 8656 US; +1 312 626 6799 US; +1 253 215 8782 US; +1 301 715 8592 US; +1 346 248 7799 US; +1 669 900 9128 US

The Meeting or Webinar identification (ID) is: **935 5124 5144** The Meeting Password is: **047308**
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 March 10, 2020

5. Memorializations

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 #4-20  S&G Development, LLC
321 Slocum Way
Block 3952, Lot 10
Two Unit Dwelling
Saverio V. Cereste, Esq. is representing the applicant.

Docket #7-20  Aiyoung 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.

6. Acceptance/Completeness

Docket #15-20  2289 Center, LLC
2289 Center Avenue
Block 6051, Lot 10
Preliminary & Final Major Site Plan – Three-Unit Dwelling
Marc D. Macri, Esq. is representing the applicant.

Docket #17-20  244 Washington Ave LLC
244 Washington Avenue
Block 7054, Lot 3
Two Unit Dwelling
Marc D. Macri, Esq. is representing the applicant.
Docket #18-20  319 Slocum LLC
319 Slocum Way
Block 3952, Lot 9
Two Unit Dwelling
Marc D. Macri, Esq. is representing the applicant.

Docket #19-20  CD Developers LLC
320 Slocum Way
Block 3055, Lot 1
Two Unit Dwelling
Marc D. Macri, Esq. is representing the applicant.

Docket #20-20  1630 Center, LLC
1630 Center Avenue
Block 4152, Lot 3
Preliminary & Final Major Site Plan – Mixed Use – Law Office with Residential
Saverio V. Cereste, Esq. is representing the applicant.

7. Public Hearings

Docket #34-19  2130 Center Avenue LLC
2130 Center Avenue
Block 5952, Lot 1
Preliminary & Final Major Site Plan – 5-Story, 31-Unit Residential Building Over Parking
Jason Tuvel, Esq. is representing the applicant.
(continued from the Public Hearing of February 25, 2020)
THIS PUBLIC HEARING WILL BE CARRIED TO THE MEETING OF JUNE 9, 2020.

Docket #3-20  Redco Construction Corporation
2038 Hoeley’s Lane
Block 4951, Lot 5
Preliminary & Final Major Site Plan – Three Unit Dwelling
Saverio V. Cereste, Esq. is representing the applicant.
THIS PUBLIC HEARING WILL BE CARRIED TO THE MEETING OF JUNE 9, 2020.

Docket #5-20  Post Management, LLC
504 Jane Street
Block 3651, Lot 3
Preliminary & Final Major Site Plan – Five (5)-Story, Self-Storage Facility
Paul Kaufman, Esq. is representing the applicant.
THIS PUBLIC HEARING WILL BE CARRIED TO THE MEETING OF JUNE 9, 2020.

Docket #6-20  HLC Development LLC
490-494 Jane Street
Block 3653, Lots 2 & 3
Preliminary & Final Major Site Plan – Five Unit, Townhome Development
Saverio V. Cereste, Esq. is representing the applicant.
THIS PUBLIC HEARING WILL BE CARRIED TO THE MEETING OF JUNE 9, 2020.
Zoning Board of Adjustment – May 12, 2020 – Public Hearings continued

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.
THIS PUBLIC HEARING WILL BE CARRIED TO THE MEETING OF JUNE 9, 2020.

Docket #10-20  2200 Mackay LLC
2200 Mackay Avenue
Block 5951, Lot 14
Two Unit Dwelling
Marc D. Macri, Esq. is representing the applicant.
THIS PUBLIC HEARING WILL BE CARRIED TO THE MEETING OF JUNE 9, 2020.

Docket #14-20  JZS Developers, LLC
258 Tom Hunter Road
Block 3956, Lot 8
Two Unit Dwelling
Marc D. Macri, Esq. is representing the applicant.

8. New Business

9. Motion to Adjourn