

Borough of Fort Lee



Mayor
MARK J. SOKOLICH

Borough Administrator
ALFRED R. RESTAINO

Board Secretary
CHRISTEN S. TRENTACOSTI

Planning Board - Zoning Board of Adjustment

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Council
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PETER J. SUH
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FORT LEE BOARD OF ADJUSTMENT

AGENDA FOR TUESDAY, MARCH 28, 2023 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
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 remote public meeting of the Zoning Board of Adjustment, Borough of Fort Lee on Tuesday, March 28, 2023 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://us06web.zoom.us/j/85408634516?pwd=OGcrTEZOS3cvbTZ5ZW02Y00xbnpRZz09>

The Meeting or Webinar identification (ID) is: **854 0863 4516** The Meeting Password is: **727811**

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; +1 720 707 2699 US

The Meeting or Webinar identification (ID) is: **854 0863 4516** The Meeting Password is: **727811**

Zoning Board of Adjustment – March 28, 2023 – continued

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 14, 2023

5. Memorializations

Docket #1-23 Brian Swatek & Alyssa Brignola

1164 Fifteenth Street

APPROVED Block 1055, Lot 6

Addition to Single Family Dwelling

Docket #2-23 M&M Bergen Developers III, LLC

1226 Sixteenth Street

APPROVED Block 1553, Lot 5

Two Unit Dwelling

Marc D. Macri, Esq. is representing the applicant.

Docket #3-23 1135 Glen Road LLC

1135 Glen Road

APPROVED Block 1156, Lot 12.01

Two Unit Dwelling

Marc D. Macri, Esq. is representing the applicant.

Docket #4-23 3 Guys Inc.

576 Hazlitt Avenue

APPROVED Block 3551, Lot 1

Amended Preliminary & Final Major Site Plan – Addition of Outdoor Storage Area with Fence

Marc D. Macri, Esq. is representing the applicant.

6. Acceptance/Completeness

Docket #9-23 Golflex Fort Lee Inc.

1642 Schlosser Street

Block 4252, Lot 5

Signage

Marc D. Macri, Esq. is representing the applicant.

Docket #10-23 223 Main Fort Lee LLC

223 Main Street

Block 4751, Lot 23

Preliminary & Final Major Site Plan – Mixed Use Building-Retail Unit & Two Residential Units

Marc D. Macri, Esq. is representing the applicant.

Zoning Board of Adjustment – March 28, 2023 – continued

7. Public Hearings

Docket #5-23 1531 Eleventh LLC
1531 Eleventh Street
Block 3752, Lot 13

Two Unit Dwelling
Marc D. Macri, Esq. is representing the applicant.

Docket #6-23 Dervo Developers II LLC
2185 Jones Road
Block 5451, Lot 4

Amended Subdivision Approval
Marc D. Macri, Esq. is representing the applicant.

Docket #7-23 820 Kingsland Associates LLC
820 Kingsland Lane
Block 155, Lot 3

Two Unit Dwelling
Marc D. Macri, Esq. is representing the applicant.

8. New Business

9. Motion to Adjourn