

FORT LEE PLANNING BOARD

JULY 13, 2020

PRESENT: A. Pohan, M. Marshall, R. Ferris, J. Cooney, M. Sargenti, N. Forshner, M. Kaplan, H. Greenberg.

ABSENT: D. Sokolich, B. Suh, R. Kative.

NOTICE OF MEETING:

Chairman Greenberg stated: Let the minutes reflect that adequate notice of this meeting has been provided in the following manner: On October 28, 2019 this Body, by Resolution, adopted a Schedule of Regular Public Meetings for 2020. The time, date, and location of said schedule was posted on the Bulletin Board at 309 Main Street. A copy of said schedule was mailed to the RECORD, JERSEY JOURNAL, STAR LEDGER, SPECTRUM, posted on the Borough's Website and was filed with the Borough Clerk. A written notice of the time, place and proposed Agenda was posted on the Bulletin Board at 309 Main Street and mailed to the RECORD, JERSEY JOURNAL, STAR LEDGER, SPECTRUM, posted on the Borough's Website and was filed with the Borough Clerk. Copies have been mailed to all persons who have prepaid the \$35.00 fee fixed for the year 2020 to cover the cost of mailing. A notice with the updated virtual meeting Zoom information was published in the record on June 30, 2020. Notice was also posted on the Borough Website and the Bulletin Board at 309 Main Street.

APPROVAL OF MINUTES – JUNE 8, 2020:

A motion was made by Ms. Cooney, seconded by Mr. Kaplan, and passed on a vote of 7 to 0 by members Pohan, Marshall, Ferris, Cooney, Sargenti, Forshner and Kaplan, to approve the minutes for the meeting of June 8, 2020. Chairman Greenberg abstained from the vote.

MEMORIALIZATIONS:

**DOCKET #6-19 47th STREET GROUP LLC
REDEVELOPMENT AREA 10
1435 TENTH STREET
APPROVED BLOCK 2752, LOT 19**

PRELIMINARY & FINAL MAJOR SITE PLAN – FIVE (5)–STORY, 30-UNIT MULTI-FAMILY DEVELOPMENT WITH PARKING

A motion was made by Mr. Pohan, seconded by Mr. Ferris, and passed on a vote of 7 to 0 by members Pohan, Marshall, Ferris, Cooney, Sargenti, Forshner and Kaplan, to approve the Memorialization for the Resolution of Approval for Preliminary & Final Major Site Plan of a Five (5)-Story, 30-Unit Multi-Family Development with Parking.

FORT LEE PLANNING BOARD

July 13, 2020

Page 2

NEW BUSINESS:

Mr. Pohan questioned if Burger King was ever going to come for completeness. The application was received a while ago.

Ms. Trentacosti explained that their application was submitted but it was substantially deficient. They have spoken with Michael Jovishoff and are revising and submitting the required items. They should be before the Board for completeness in August.

Ms. Cooney stated that they have work going on already.

Ms. Trentacosti explained that they had received permits already to work on the façade and that is what they are currently working on. Mr. Jovishoff had spoken with Mr. Ribarro after the permits had already been issued and it was then realized that they would most likely need variances and/or design waivers. Although they have already put in a window for the drive thru, they said they would board it up if they were not approved.

The Board asked that the permits be revoked.

Ms. Trentacosti stated she would speak with Mr. Ribarro the next day but was not sure if it was possible.

Mr. Forshner stated a similar thing had happened to him when he was a Zoning Officer and when he realized he made a mistake he revoked the permits.

Mr. Pohan asked why Mr. Ribarro was not attending the meetings. There seem to be a lot of errors and we would like them explained.

Ms. Trentacosti stated it had been worked out that he would be attending the meetings and had attended one meeting. Chairman Greenberg had stated that he would not have to attend unless there were public hearings on and then COVID hit. Ms. Trentacosti stated she would contact Mr. Ribarro and make sure he would be at the next hearing for the completeness for Burger King.

ADJOURNMENT

A motion was made by Mr. Pohan, seconded by Ms. Cooney, and passed without objection to adjourn this meeting at 7:48 p.m.

Respectfully submitted,

Christen S. Trentacosti

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Recording Secretary