

**RIDGEFIELD PARK PLANNING BOARD**  
**234 Main Street**  
**Ridgefield Park, New Jersey 07660**

July 1, 2013

Regular Meeting

Meeting called to order 8:00 p.m.

Ms. Kowalchuk stated that adequate notice of this meeting was provided by advertising in the Record, posting said notice on the bulletin board in the Municipal Building, and notifying the Village Clerk.

Roll Call:

Present            Messrs. Anlian, O'Grady, Cummings, Ms. Kowalchuk,  
                         Ms. Perrotta

Absent            Messrs., Rosen, Mac Neill, Landolfi, Quinn, Garofalow  
                         Ms. Borkowski

Ms. Kowalchuk moved the minutes of the June 3, 2013 meeting be approved. Seconded by Ms. Perrotta.

Roll Call: Kowalchuk, Cummings, Perrotta

**COMMUNICATION AND BILLS:**

Ms. Kowalchuk moved payment of a voucher from Ken Ochab in the amounts of \$7500.00 for the Redevelopment Report. Seconded by Cummings.

Roll Call: Anlian, Kowalchuk, O'Grady, Cummings, Perrotta

Ms. Kowalchuk moved payment of a voucher from Patrick Quirk, Esq. in the amount of \$1762.50 in reference to Skymark and June Planning Board matters. Seconded by Perrotta.

Roll Call: Anlian, Kowalchuk, O'Grady, Cummings, Perrotta

**COMMUNICATION AND BILLS:**

- Letter from the New Jersey Meadowlands Commission RE: Ridgefield Holding/65 Railroad Avenue – Variance/Use Change 6/13/13
- Letter from the State of New Jersey RE: COAH 6/25/13
- Memo from ZBOA RE: 2012 Applications
- Mayors Advisory RE: A-2586 & S-1534 Exempts Private Institutions of Higher Education from MLUL Requirements.
- Mayors Advisory RE: Appellate Division Order, Municipal Affordable Housing Trust Funds

- Package from Roux Associates RE: Dowling Fuel CGP-15 Application Submission
- Memo from Joseph Voytus to Tara O'Grady RE: COAH Letter from Paul Kaufman, Esq. RE: Redevelopment Plan for Block 40.02, Lot 1.02; Block 47.02, Lot 1 and Block 47.06, Lot

**COMMENTS FROM PUBLIC:** No one from the public appeared.

**REPORTS OF OFFICERS AND COMMITTEES:**

Ms. Kowalchuk stated the hearing for the In Need of Redevelopment Investigation will be continued to the August 5, 2013 meeting and that no additional notice will be provided.

**Resolution**

**Case #05-01-13**

**Site Plan Application**

**140 Hazelton Street**

**Block 27/Lot 11.01**

Ms. Kowalchuk read the Resolution into the record.

Ms. Kowalchuk motioned to approve the Resolution of the application. Seconded by Ms. Perrotta.

Roll Call: Kowalchuk, Cummings, Perrotta

**Resolution**

**Case #05-02-13**

**33 Highland Place**

**Block 35/Lot 18**

Ms. Kowalchuk read the Resolution into the record.

Ms. Kowalchuk motioned to approve the Resolution of the application. Seconded by Ms. Perrotta.

Roll Call: Kowalchuk, Cummings, Perrotta

**OLD BUSINESS:** None

**NEW BUSINESS:** None

Ms. Kowalchuk motioned meeting adjourned at 8:23 p.m. Seconded by Perrotta.

Respectfully submitted,

Francine Orovitz  
Board Clerk