ZONING BOARD OF ADJUSTMENT VILLAGE OF RIDGEFIELD PARK Bergen County, NJ

Minutes of Regular Meeting July 17, 2018

The Chairman, Ms. Perrotta, called the meeting to order at 8:00 p.m. in the Municipal Building.

The Chairperson announced that this meeting is being held in accordance with the Open Public Meetings Act, N.J.S.A. 10:4-6 seq., notice of which was published in the Record on the 28th day of December 2017.

Roll Call: Present: Messrs. Vorhees, Wohlrab, Frontera, Mieles, Alberque, Orth,

Morrissey and Ms. Perrotta

Absent: Mr. Cathcart

Correspondence:

- Letter from the Board of Chosen Freeholders RE: Second Reading of Ordinance No. 18-13 and Freeholder Resolution No. 573-18 6/7/18
- Letter from Municipal Excess Liability JIF RE: Land Use Liability Training 6/11/18

Ms. Perrotta dispensed of the reading of the rules since there was no one from the public in attendance.

Announce: That there are (2) applications to be memorialized.

Case #1534
David Tierney and Thelma Flores
28 Euclid Avenue
Block 120/Lot 9
Installation of above ground pool

Ms. Perrotta polled the Board to see if everyone has read the Resolution. All members stated aye.

Mr. Vorhees motioned to approved the Resolution as presented. Seconded by Mr. Alberque.

Roll Call: Vorhees, Wohlrab, Alberque, Orth, Morrissey

Case #1532 Dario Montes 124 Grand Avenue Block 38/Lot 19

Addition to one family residence

Ms. Perrotta polled the Board to see if everyone has read the Resolution. All members stated aye.

Mr. Vorhees motioned to approved the Resolution as presented. Seconded by Mr. Frontera.

Roll Call: Perrotta, Vorhees, Frontera, Alberque, Orth, Morrissey

Announce: That there is (1) application to be memorialized.

Case # 1533

Michael Theodorides 245-249 Teaneck Road

Block 116/Lot 1

Change of Use from Business to Residential with 9 units.

Applicant is requesting an adjournment to the August 21, 2018 meeting.

Mr. DeMarrais advised the Board that this is the third time the applicant has requested and adjournment and that the applicant is seeking new experts and will be submitting new plans. His advice to the Board is that the applicant re-apply to the Building Department with the new plans as a new application.

Mr. Alberque motioned to have the applicant begin the application process over. Seconded by Mr. Vorhees.

Roll Call: Vorhees, Wohlrab, Mieles, Alberque, Orth, Morrissey and Ms. Perrotta

Mr. DeMarrais will contact the applicants attorney and advise him of the Boards motion.

Ms. Orovitz discussed the mandatory training for all Board members from the JIF. The Board decided to conduct this training at 7:00 p.m. before the next meeting of August 21, 2018. Ms. Orovitz will contact the J.I.F. for further instruction for Mr. DeMarrais.

Meeting adjourned at 8:20 p.m.

(Note: Please refer to the Transcription of the July 17, 2018 meeting for the rest of the minutes.)

Respectfully submitted, Francine Orovitz