

TOWNSHIP OF ROCHELLE PARK PLANNING BOARD

151 WEST PASSAIC STREET

FEBRUARY 26, 2015 MEETING

AGENDA

MEETING CALLED TO ORDER BY THE CHAIRMAN – 8:00 P.M. –

ROLL CALL –

APPROVAL OF THE MINUTES –

MEMORIALIZATIONS –

BUILDING AND LAND USE APPLCATIONS –

APPLICANT – Bucco's Ristorante

60 Essex Street Block 3 Lot 25, 26 – 30

Minor Site Plan – Tenant Review

Platinum Kitchen Designs, LLC

175 Rte. 17 South Block 43.01 Lot 263

Minor Site Plan – Tenant Review

COMMITTEE REPORTS –

LITIGATION –

PAYMENT OF BILLS –

PUBLIC –

ADJOURNMENT -

TOWNSHIP OF ROCHELLE PARK PLANNING BOARD

151 WEST PASSAIC STREET

FEBRUARY 26, 2015 MEETING MINUTES

The meeting was called to order by Chairman Ed Kwasniewski at 8:00 P.M. Mr. Kaniewski stated that proper notification of the meeting had been given to all parties specified in applicable law. He also stated that the meeting was being recorded and the proper procedures for addressing the Board.

ROLL CALL: - Present – E. Kaniewski, R. Zavinsky, C. Mueller, M. Collins, S. Viola, H. Mullen,

G. Artola, Attorney – A. Gallina, Secretary – F. Madden

Absent – J. Ouellete, M. Kazimir, D. Kingma

ADOPTION OF MINUTES: - A motion was made by Mr. Viola to adopt the minutes of the January 22, 2015 meeting, seconded by Ms. Mueller. Minutes Approved Unanimously

SCHEDULE: - A motion was made by Mr. Viola to approve the 2015 Meeting Schedule with the correction regarding the October 22, 2015 meeting, seconded by Ms. Mullen.

Motion Approved Unanimously

MEMORIALIZATIONS:

A motion was made by Mr. Viola to memorialize the approval of the Glaucoma Institute of Northern New Jersey, 87 West Passaic Street, Block 84.01 Lots 2.02/CO 1.2, approved at the January 22, 2015 meeting, seconded by Ms. Artola.

Voting – Yes – Kaniewski, Zavinsky, Mueller, Viola, Mullen, Artola

No – None

Abstain – Collins

Memorialization Approved

A motion was made by Mr. Viola to memorialize the approval of Warehouse Solutions/d/b/a Intelligent Audit, 365 West Passaic Street Block 1.03 Lot 1.02, approved at the January 22, 2015 Meeting, seconded by Ms. Mueller. Memorialization Approved

A motion was made by Mr. Viola to memorialize the approval of Bergen Care Home Health, LLC, 365 West Passaic Street Block 103.01 Lot 1.02, approved at the January 22, 2015 meeting, seconded by Ms. Artola

Memorialization Approved

BUILDING AND LAND USE APPLICATIONS

APPLICANT - Bucco's Ristorante  
60 Essex Street Block 3 Lot 25, 26 - 30  
Minor Site Plan – Tenant Review

Maurem Borova, was sworn representing the applicant. Mr. Gallina labeled the documents and stated that the application was complete.

Mr. Borova stated that the applicant is seeking a Minor Site Plan Approval to operate a Pizzeria/Restaurant at the location. There will be in-house dining, take-our and deliveries. The hours of Operation will be from 10:00 A.M. to 10:00 P.M. on Monday – Saturday and from Sunday 10:00 A.M. to 9:00 P.M. There will be employ eight (8) employees. There are more than forty (4) and two (2) handicap parking spaces.

A motion was made by Mr. Viola to approve the application, seconded by Mr. Zavinsky.

Motion Approved Unanimously

Platinum Kitchen Designs, Inc.  
175 Route 17 South Block 43.01 Lot 263  
Minor Site Plan Tenant Review

Pawel Lada was sworn and the documents were marked into evidence, and Mr. Gallina stated That the application was complete. Mr. Lada stated that the premises will contain cabinet displays. The Custoees will come to the site by appointment only. The hours of operation will be Monday – Saturday – 9:00 A.M. to 9:00 P.M. There are three assigned parking spaces. There will be three employees. There will be no deliveries to the site.

A motion was made by Mr. Viola to approve the application, seconded by Ms. Mullen.

Motion Approved Unanimously

COMMITTEE REPORTS: None

LITIGATION : - None

PAYMENT OF BILLS - A motion was made by Mr. Zavinsky to pay the bills, seconded by Mr. Viola.

Motion Approved Unanimously

Discussion – Mr. Gallina informed the Board that in 2016 there will be a review of the Master Plan

PUBLIC: - None

ADJOURNMENT: - A motion was made by Mr. Zavinsky to adjourn, seconded by Ms. Mullen.

Motion Approved Unanimously

Meeting Adjourned at 9:06 P.M.

Respectfully submitted,

A handwritten signature in cursive script, appearing to read "Frank Madden", written in black ink.

Frank Madden

TOWNSHIP OF ROCHELLE PARK PLANNING BOARD

151 WEST PASSAIC STREET

MARCH 26, 2015 MEETING

AGENDA

MEETING CALLED TO ORDER BY THE CHAIRMAN – 8:00 P.M.

ROLL CALL –

APPROVAL OF MINUTES –

MEMORIALIZATIONS –

BUILDING AND LAND USE APPLICATIONS –

APPLICANT - Case Real Estate Capital

336 West Passaic Street Block 102 Lot 7.04

Minor Site Plan – Tenant Review

Hybridge Learning Group, LLC

336 West Passaic Street Block 102 Lot 7.04

Minor Site Plan – Tenant Review

COMMITTEE REPORTS –

LITIGATION –

PAYMENT OF BILLS –

PUBLIC –

ADJOURNMENT -

TOWNSHIP OF ROCHELLE PARK PLANNING BOARD

151 WEST PASSAIC STREET

ROCHELLE PARK, NEW JERSEY 07662

2015 MEETING SCHEDULE

The Board meets on the FOURTH Thursday of the of the month in the Rochelle Park Municipal Complex at 8:00 P.M. The Complex is located at 151 West Passaic Street in Rochelle Park.

2015 Meeting Dates

January 22, 2015	August 27, 2015
February 26, 2015	September 24, 2015
March 26, 2015	October 22, 2015
April 23, 2015	November 19, 2015 ( 3 <sup>rd</sup> Thursday )
May 28, 2015	December 10, 2015 ( Optional ) )
June 25, 2015	December 17, 2015 ( 3 <sup>rd</sup> Thursday )
July 23, 2015	January 28, 2016

\*\* Please note that the November and December meetings are Scheduled for the third Thursday of the month due to the holidays.