

AGENDA*
GLEN ROCK ZONING BOARD

WORK SESSION: **Wednesday, January 5, 2022 7:30 PM**

REGULAR MEETING: **Thursday, January 13, 2022 7:30 PM**

Roll Call

Sunshine Law

Approval of Minutes: **December 1, 2021 work session and December 9, 2021 regular meeting**

Reorganization Meeting

Election of Chairman and Vice-Chairman

Appointment of Board Attorney

Appointment of Board Secretary

Appointment of Zoning Official

Ratification of Borough Engineer

Ratification of By-Laws

Ratification of Borough Planner

Old Business:

Block 127, Lots 19 & 24

Property off Grove Street abutting Ho-Ho-Kus Brook

Applicant: Philip and Stella Gulmy, LLC

Applicant requests preliminary and final site plan approval with a use variance to allow the property to be used for parking and storage of landscaping vehicles, including truck, trailers and related items of equipment in the A-2 Residential Zone and any other variances or waivers that may be required in connection with this application. *At the request of the applicant, this application has been postponed until the February 10, 2022 meeting.*

Block 237, Lot 8

204 Fairmount Avenue

Applicant: E. Zlobinskiy

Memorializing resolution approving variance for additions to an existing home which have exceeded the permitted and effective gross floor area (EGFA) with conditions.

Block 37, Lot 23

581 South Broad Street

Applicant: Jaipri Properties, LLC

Applicant requests use variance only for construction of five (5) townhomes on parcel located in the C-3 Zone.- *Continued from last month.*

New Business:

Block 164, Lot 9

53 Abbington Terrace

Applicant: Mr. Jacob Brown

Memorializing resolution approving variance to construct a two story addition which will, if constructed, encroach into the required side yard setback.

Block 224 Lot 1

318 Cornwall Road

Applicant: Mr. Ted Park

Applicant proposes to construct 2nd story addition, front canopy and install an air conditioner condenser unit which will, if constructed, encroach into the required front yard and front side yard. Applicant seeks relief from Borough Ordinance 230-54(B) where a 50 front yard setback is required, 48.3' (steps) are proposed, a difference of 1.7', 230-22(B), where a front side yard of 37.5' is required, 36.0' is proposed, a difference of 1.5' and 230-14 (A)(3), where no structures are permitted in the front side yard of a corner property and the installation of an air conditioner condenser unit is proposed and any other variances and waivers that are required in connection with this application.

Block 256, Lot 3

15 Beekman Place

Applicant: Saumyag Kantharia

Applicant proposes to construct two 2 story additions and second story addition, which will, if constructed, encroach into the required rear yard. Applicant seeks relief from Borough Ordinance 230-54(D), where a 30' rear yard is required, 13.6' is proposed, a difference of 16.4' and any other variances and waivers that may be required in connection with this application- *At the request of the applicant, this matter has been postponed until the February 10, 2022 meeting.*

Formal Action May Be Taken
***Agenda Subject to Amendment**

Nancy Spiller
Board Secretary