

MEETING TO BE HELD BY WAY OF ZOOM REMOTE VIDEO/AUDIO CONFERENCE

**TOWNSHIP OF MAHWAH BOARD OF ADJUSTMENT
REGULAR/WORK SESSION MEETING AGENDA
MUNICIPAL BUILDING, 475 CORPORATE DRIVE, MAHWAH, N.J.
WEDNESDAY, FEBRUARY 17, 2021 AT 7:30 PM**

Zoom Information

You are invited to a Zoom webinar.

When: Feb 17, 2021 07:30 PM Eastern Time (US and Canada)

Topic: Township of Mahwah Board of Adjustment

Please click the link below to join the webinar:

<https://zoom.us/j/94950840202>

Or iPhone one-tap :

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Webinar ID: 949 5084 0202

International numbers available: <https://zoom.us/u/adIN49yIgL>

I. CHAIRMAN’S OPENING STATEMENT, ROLL CALL, FLAG SALUTE

II. APPROVAL OF BILLS:

Ben Cascio, Esq.	January 13 and 20, 2021	Meeting Attendance	\$500.00
Maser Consulting	January 13 and 20, 2021	Meeting Attendance	\$400.00

III. APPROVAL OF MINUTES: December 2, 2021

IV. RESOLUTIONS FOR MEMORIALIZATION:

1) **Docket #1486-20 - Peggy and Michael Gross**

40 Franklin Street, Block 178, Lot 8

“C” Variance for exceeding lot coverage to construct a circular in front of home,
Resolution of Approval.

2) **Docket #1466-19 – HMH Carrier Clinic Inc., Phase II and III – Retreat and Recovery at Ramapo Valley**

1071 Ramapo Valley Road, Block 23, Lot 45

“D” Use Variance and Preliminary and Final Site Plan Application with additions and improvements to utilize the site and existing structures for a Behavior Health, Substance Abuse, Detoxification and Residential Rehabilitation Center, Resolution of Approval.

V. OPEN TO THE PUBLIC: 15 MINUTES

VI. PUBLIC HEARINGS:

1) **Docket #1481-20 - Gary Roscoe**

116 East Crescent Avenue, Block 120, Lot 53

Application for “C” Variances for rear and side-yard setbacks, exceeding size of an accessory structure to construct an addition to an existing detached garage, continued from January 13, 2021.

2) **Docket #1484-20 – Pike Enterprises, LLC**

149 Franklin Turnpike, Block 70.02, Lot 121

Preliminary and Final Site Plan Application for Conditional Use and “C”

Variances to demolish the existing service station and construct a new service station with a canopy, a Dunkin Donuts with drive through, signage, and parking lot, drainage, lighting and landscaping improvements.

VII. WORK SESSION:

1) NEW BUSINESS:

2) OLD BUSINESS: **2020 Board of Adjustment Annual Report**

3) ITEMS FOR DISCUSSION:

VIII. ADJOURNMENT: