

**TOWNSHIP OF MAHWAH
BOARD OF ADJUSTMENT REGULAR/WORK SESSION MEETING
MUNICIPAL BUILDING, 475 CORPORATE DRIVE, MAHWAH, N.J.
WEDNESDAY, JULY 19, 2023 AT 7:30 PM
AGENDA**

- I. CHAIRMAN’S OPENING STATEMENT, ROLL CALL, FLAG SALUTE
- II. APPROVAL OF BILLS:
- | | | | |
|-----------------|-------------------------------|-------------------------------------|----------|
| Ben Cascio, Esq | June 7, 21, 22, 23 & 29, 2023 | General Board
Matters/Litigation | \$783.75 |
| Ben Cascio, Esq | June 29, 2023 | General Board
Matters/Litigation | \$165.00 |
- III. APPROVAL OF MINUTES: July 5, 2023
- IV. RESOLUTION FOR MEMORIALIZATION: None to Present
- V. OPEN TO THE PUBLIC: 15 MINUTES
- VI. PUBLIC HEARINGS:
- 1) Docket #1478-20 – Monarch Communities, LLC**
East Ramapo Avenue/Franklin Turnpike/King Street/Siding Place
Block 82, Lots 1 and 3-30
Application for “C” and “D” Variances to construct a multi-level senior housing facility with retail space, parking garage and other site improvements including off-street parking and circulation, loading area, sidewalks, retaining walls, signage, landscaping and lighting.
 - 2) Docket #1341-12 – ADPP Enterprises, Inc.**
231 Route 17 North, Block 59, Lot 21.01
Application for Conditional Use Variance, Bulk Variances and Waivers; Preliminary and Final Site Plan; Soil Movement for over 1,000 cubic yards of movement for the proposed construction of a gas station/convenience store with a drive-through, **Adjourned to September 6, 2023.**
 - 3) Docket #1542-23 – 10 Tudor Rose, LLC**
10 Tudor Rose Terrace, Block 21.07, Lot 27
Application for “C” Variances for the construction of a new single-family home on a vacant lot, **Adjourned to September 6, 2023.**
 - 4) Docket #1487-21 (Whispering Woods 2023) – Palisades Properties LLC**
316 Forest Road, Block 168, Lot 9
Whispering Woods Hearing to Consider/Approve a Settlement Agreement & Consider/Grant a D1 Use Variance/Reasonable Accommodation Request to Permit the Operation of a CSLR (Cooperative Sober Living Residence).
- VII. WORK SESSION:
1. NEW BUSINESS:
 2. OLD BUSINESS:
 3. ITEMS FOR DISCUSSION:
- VIII. ADJOURNMENT:

THIS AGENDA IS SUBJECT TO CHANGE

Please check the Township website at www.mahwahtwp.org 24 hours in advance for changes