



Borough of Alpine - ZONING BOARD OF ADJUSTMENT

100 Church Street • Alpine, New Jersey 07620-1095
Tel (201) 784-2900 Fax (201) 784-1407

REGULAR MEETING AGENDA

THURSDAY, January 19, 2023 7: 30 P.M.

This will be an in-person meeting.

In the event a meeting is held remotely, public access information and instructions on how to attend will be provided on the agenda posted in the Borough Hall lobby and on the Municipal Clerk's page of the Borough website (www.alpinenj07620.org) at least 48-hours in advance. Formal Action may be taken. Executive Sessions may be included.

Any applications and supporting documents are available for viewing on the Borough website, posted on the Municipal Clerk's page beneath the Zoning Board Agenda 10 days prior to the meeting date. Applications may be viewed in person by appointment.

- I. CALL TO ORDER / SALUTE TO FLAG / PUBLIC ANNOUNCEMENT**
 - a. Swearing-In Ceremony
 - i. Amy Lerner, Full Board Member
 - ii. Robert F. Policano, Alternate I Member
 - iii. Bruce Pomerantz, Alternate II Member
- II. ROLL CALL**
- III. APPOINTMENTS by Resolution:**
 - a. Chairman
 - b. Vice Chairman
 - c. Secretary
 - d. Board Attorney
- IV. COMMUNICATIONS**
 - a. Bi-Annual Reporting of Planning/Zoning Officials
- V. PROCEDURAL MOTIONS**
 - a. Resolution: Approval of Meeting Minutes
 - i. December 15, 2022 minutes
 - ii. November 17, 2022 revised minutes (transcript appended)
 - b. Resolution: Approval of Bills and Claims
- VI. MEMORIALIZATIONS**
 - a. Resolution: CHURCH OF THE LORD
 - i. 995 Closter Dock Road, Block 47 Lot 2
 - ii. 10 Old Dock Road, Block 48 Lot 1.01
- VII. HEARINGS**
 - a. TBD: 10 Rionda Court, Block 49 Lot 39
 - b. Opposition for 10 Rionda Court hearing received
- VIII. OTHER BUSINESS and/or Closed Session (if needed)**
 - a. 2022 Annual Report
 - b. 2023 Budget Recommendation
 - c. NJDEP Mandatory Online Training – Initial Training or One (1) Cont. Ed Class Per Term
- IX. ADJOURNMENT**

1/17/2023 Revised with letter request for an adjournment to 10 Rionda Court hearing received.



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REGULAR MEETING AGENDA

THURSDAY, February 16, 2023 7: 30 P.M.

This will be an in-person meeting.

In the event a meeting is held remotely, public access information and instructions on how to attend will be provided on the agenda posted in the Borough Hall lobby and on the Municipal Clerk's page of the Borough website (www.alpinenj07620.org) at least 48-hours in advance. Formal Action may be taken. Executive Sessions may be included.

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- I. **CALL TO ORDER / SALUTE TO FLAG / PUBLIC ANNOUNCEMENT**
- II. **ROLL CALL**
- III. **COMMUNICATIONS**
- IV. **PROCEDURAL MOTIONS**
 - a. Resolution: Approval of 1/19/2023 Meeting Minutes
 - b. Resolution: Approval of Bills and Claims
- V. **MEMORIALIZATIONS**
 - a. Resolution: 10 Rionda Court (Block 49 Lot 39)
- VI. **HEARINGS**
- VII. **OTHER BUSINESS and/or Closed Session (if needed)**
- VIII. **ADJOURNMENT**



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REGULAR MEETING AGENDA

THURSDAY, MARCH 16, 2023 7: 30 P.M.

This will be an in-person meeting.

In the event a meeting is held remotely, public access information and instructions on how to attend will be provided on the agenda posted in the Borough Hall lobby and on the Municipal Clerk's page of the Borough website (www.alpinenj07620.org) at least 48-hours in advance. Formal Action may be taken. Executive Sessions may be included.

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I. CALL TO ORDER / SALUTE TO FLAG / PUBLIC ANNOUNCEMENT

- a. Swearing-In Ceremony: Date TBD
 - i. Amy Lerner, Full Board Member

II. ROLL CALL

III. COMMUNICATIONS

IV. PROCEDURAL MOTIONS

- a. Resolution: Approval of 2/16/2023 Meeting Minutes
- b. Resolution: Approval of Bills and Claims

V. MEMORIALIZATIONS

- a. Resolution: 10 Rionda Court (Block 49 Lot 39)

VI. HEARINGS

VII. OTHER BUSINESS and/or Closed Session (if needed)

VIII. ADJOURNMENT



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REGULAR MEETING AGENDA

THURSDAY, APRIL 20, 2023 @ 7:30 P.M.

This will be an in-person meeting.

In the event a meeting is held remotely, public access information and instructions on how to attend will be provided on the agenda posted in the Borough Hall lobby and on the Municipal Clerk's page of the Borough website (www.alpinenj07620.org) at least 48-hours in advance. Formal Action may be taken. Executive Sessions may be included.

Any applications and supporting documents are available for viewing on the Borough website, posted on the Municipal Clerk's page beneath the Zoning Board Agenda 10 days prior to the meeting date. Applications may be viewed in person by appointment.

I. CALL TO ORDER / SALUTE TO FLAG / PUBLIC ANNOUNCEMENT

- a. Swearing-In Ceremony
 - i. Amy Lerner, Full Board Member

II. ROLL CALL

III. COMMUNICATIONS

IV. PROCEDURAL MOTIONS

- a. Resolution: Approval of 3/16/2023 Meeting Minutes
- b. Resolution: Approval of Bills and Claims

V. MEMORIALIZATIONS

VI. HEARINGS

- Kirschen-Hamani: 1006 Closter Dock Road Block 42 Lot 3

VII. OTHER BUSINESS and/or Closed Session (if needed)

VIII. ADJOURNMENT



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REGULAR MEETING AGENDA

THURSDAY, May 11, 2023 @ 7:30 P.M.

This will be an in-person meeting.

In the event a meeting is held remotely, public access information and instructions on how to attend will be provided on the agenda posted in the Borough Hall lobby and on the Municipal Clerk's page of the Borough website (www.alpinenj07620.org) at least 48-hours in advance. Formal Action may be taken. Executive Sessions may be included.

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I. CALL TO ORDER / SALUTE TO FLAG / PUBLIC ANNOUNCEMENT

II. ROLL CALL

III. COMMUNICATIONS

- Received certified letter regarding Revised Application for Freshwater Wetland General Permit for Frick Estates Block 55 Lots 25.01, 26, 27, 28, 29 and 30

IV. PROCEDURAL MOTIONS

- Approval of 4/20/2023 Regular Meeting Minutes
- Approval of 4/20/2023 Executive Session Minutes
- Resolution: Approval of Bills and Claims

V. MEMORIALIZATIONS

- Resolution: Kirschen-Hamani - 1006 Closter Dock Road Block 42 Lot 3

VI. HEARINGS None.

VII. OTHER BUSINESS and/or Closed Session

- Executive Session relating to litigation, negotiation & Attorney-Client privilege

VIII. ADJOURNMENT



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PUBLIC NOTICE

NOTICE IS HEREBY GIVEN that the regular meeting of the Zoning Board of Adjustment, Borough of Alpine, New Jersey, scheduled for Thursday, June 22, 2023 has been cancelled due to no scheduled hearings.

The next regular meeting is scheduled for Thursday, **JULY 20, 2023** at 7:30 PM at the Alpine Municipal Building, 100 Church Street, Alpine, NJ 07620.

Stephanie Wehmann
Municipal Clerk

Distribution: The Record (for informational purposes only)
 The Suburbanite (for informational purposes only)
 Alpine Borough Clerk
 Alpine Bulletin Board

**AGENDA - ZONING BOARD OF ADJUSTMENT MEETING
REGULAR MEETING
THURSDAY, July 20, 2023
ALPINE BOROUGH HALL - 100 CHURCH STREET
7:30 P.M.**

NOTICE IS HEREBY GIVEN that the regular meeting of the Zoning Board of Adjustment, Borough of Alpine, New Jersey, scheduled for Thursday, July 20, 2023 at 7:30 PM is cancelled due to a lack of quorum.

The next regular meeting is scheduled for Thursday, August 17, 2023 at 7:30 P.M.

The following matters are carried to that meeting

Public Hearing - Uehling: 103 Church Street, Block 55, Lot 8

Stephanie Wehmann
Municipal Clerk

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Alpine Borough Clerk
Alpine Bulletin Board

**AGENDA - ZONING BOARD OF ADJUSTMENT MEETING
REGULAR MEETING
THURSDAY, AUGUST 17, 2023
ALPINE BOROUGH HALL - 100 CHURCH STREET
7:30 P.M.**

NOTICE IS HEREBY GIVEN that the regular meeting of the Zoning Board of Adjustment, Borough of Alpine, New Jersey, scheduled for Thursday, August 17, 2023 at 7:30 PM is cancelled due to applicant's scheduling conflict.

The next regular meeting is scheduled for Thursday, September 21, 2023 at 7:30 P.M.

The following matters are carried to that meeting

Public Hearing - Uehling: 103 Church Street, Block 55, Lot 8

Stephanie Wehmann
Municipal Clerk

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REGULAR MEETING AGENDA

THURSDAY, September 21, 2023 @ 7:30 P.M.

- I. **CALL TO ORDER / SALUTE TO FLAG / PUBLIC ANNOUNCEMENT**
- II. **ROLL CALL**
- III. **COMMUNICATIONS**
- IV. **PROCEDURAL MOTIONS**
 - a. Resolution: Approval of 5/11/2023 Meeting Minutes
 - b. Resolution: Approval of Bills and Claims
- V. **MEMORIALIZATIONS - none**
- VI. **HEARINGS**
 - Uehling: 103 Church Street, Block 55, Lot 8
 - Luna: 2 Grant Court, Block 81.06, Lot 14
- VII. **OTHER BUSINESS and/or Closed Session (if needed)**
- VIII. **ADJOURNMENT**

AGENDA - ZONING BOARD OF ADJUSTMENT MEETING
REGULAR MEETING
THURSDAY, OCTOBER 19, 2023
ALPINE BOROUGH HALL - 100 CHURCH STREET
7:30 P.M.

- I. **CALL TO ORDER / SALUTE TO FLAG / PUBLIC ANNOUNCEMENT**
- II. **ROLL CALL**
- III. **COMMUNICATIONS**
- IV. **PROCEDURAL MOTIONS**
 - Approval of Regular Meeting Minutes – September 21, 2023
 - Resolution: Approval of Bills and Claims (if needed)
- V. **MEMORIALIZATIONS**
 - Resolution: 103 Church Street (Block 55 Lot 8)
 - Resolution: 2 Grant Court (Block 81.06 Lot 14)
- VI. **HEARINGS**

None
- VII. **OTHER BUSINESS and/or Closed Session (if needed)**
- VIII. **ADJOURNMENT**

**AGENDA - ZONING BOARD OF ADJUSTMENT MEETING
REGULAR MEETING
THURSDAY, NOVEMBER 30, 2023
ALPINE BOROUGH HALL - 100 CHURCH STREET
7:30 P.M.**

CANCELLATION NOTICE

NOTICE IS HEREBY GIVEN that the regular meeting of the Zoning Board of Adjustment, Borough of Alpine, New Jersey, scheduled for **Thursday, November 30, 2023 at 7:30 PM** is **cancelled due to no scheduled hearings.**

The next regular meeting is scheduled for Thursday, December 21, 2023 at 7:30 P.M.

Stephanie Wehmann
Municipal Clerk

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Alpine Borough Clerk
Alpine Bulletin Board

AGENDA - ZONING BOARD OF ADJUSTMENT MEETING
REGULAR MEETING
THURSDAY, DECEMBER 21, 2023
ALPINE BOROUGH HALL - 100 CHURCH STREET
7:30 P.M.

- I. CALL TO ORDER / SALUTE TO FLAG / PUBLIC ANNOUNCEMENT**
- II. ROLL CALL**
- III. COMMUNICATIONS**
- IV. PROCEDURAL MOTIONS**
 - Approval of Regular Meeting Minutes – October 19, 2023
 - Resolution: Approval of Bills and Claims (if needed)
- V. MEMORIALIZATIONS**
- VI. HEARINGS**
 - Rafferty: 23 DuBois Avenue, Block 41, Lot 8
- VII. OTHER BUSINESS and/or Closed Session (if needed)**
 - Set 2024 Meeting Dates
- VIII. ADJOURNMENT**