

ENGLEWOOD CLIFFS PLANNING BOARD

REGULAR MEETING – July 10, 2025 7:30 PM

10 Kahn Terrace, Englewood Cliffs, NJ

CALL TO ORDER

The meeting of the Englewood Cliffs Planning Board will come to order this (date). The time is (time).

FLAG SALUTE:

"OPEN PUBLIC MEETINGS ACT" STATEMENT

This meeting which conforms with the Open Public Meetings law, Chapter 231, Public Laws of 1975, is a regularly scheduled Planning Board meeting by advertisement in The Record, notification to the Northern Valley Press Journal, the Suburbanite, posting of notice on the municipal website at www.EnglewoodCliffsNJ.org, and at Borough Hall, 482 Hudson Terrace, Englewood Cliffs, NJ.

ROLL CALL

APPROVAL OF MINUTES:

June 12, 2025 – Regular Meeting

June 26, 2025 – Special Meeting

OLD BUSINESS:

Application #325K - Residential Impervious Coverage Variance
Mr. & Mrs. Goldenberg – 20 Lynn Dr. – Block 1003 - Lot 16
Resolution – Approved

Application #346K - Residential Variance for Garage Addition
Zhanglan Cheng – 10 Maple St. – Block 703 – Lot 3
Resolution – Approved

NEW BUSINESS:

Application #344K - Residential Variance for New Driveway
Hyonjin Jeung & Jisun Kang – 5 Second St. – Block 128 – Lot 9

Application #345K - Commercial Site Plan Approval
Englewood Hospitality, LLC – 495 Sylvan Ave. – Block 512 – Lot 3

Application #348K - Residential Variance for Front Gates
Mr. & Mrs. Sinisi – 200 Pershing Rd. – Block 602 – Lot 8

Review & Discussion - Ordinance #25-03 – “Zoning” & Specifically Prohibiting the
Construction of Subsurface Car Garages Due to Flooding Risks

COMMUNICATIONS:

EXECUTIVE SESSION:

COMMITTEE REPORTS:

PUBLIC COMMENTS OTHER THAN HEARING ON THIS AGENDA

ADJOURNMENT