

Palisades Park Planning Board
Minutes
June 22nd, 2016

Chairperson Mrs. Star called the meeting to order at 7:02 P.M.

The Pledge of Allegiance was led by Mr. Lorenzo.

Roll call;

Mr. Bruno	Absent	Mr. Kang	Present	Mr. Ring	Absent
Mr. Cottrell	Absent	Mr. Kim	Present	Mayor Rotundo	Absent
Mr. George	Absent	Mr. Lorenzo	Present	Mr. Ruh	Present
Mr. Juliano	Absent	Mr. Pini	Absent	Mrs. Star	Present

Attorney Gary Giannantonio Present

Motion made by Mr. Ruh and seconded by Mr. Kang to accept the minutes of the May 2016 meeting.

Roll call vote:

Mr. Kang	Yes	Mr. Lorenzo	Yes	Mrs. Star	Yes
Mr. Kim	Abstained	Mr. Ruh	Yes		

Payment of Bills

Gary Giannantonio, Esq.	\$1312.50
The Record	85.48

Motion made by Mr. Ruh to pay the bills and seconded by Mr. Lorenzo.

Roll call vote:

Mr. Kang	Yes	Mr. Lorenzo	Yes	Mrs. Star	Yes
Mr. Kim	Yes	Mr. Ruh	Yes		

Page 2
Palisades Park Planning Board
Minutes
June 22nd, 201

Case 16-SP21 Change of Use
Turkish Cultural Center of NJ
111 Grand Avenue
Block 503 Lot 11 & 11 X

Attorney Richard Brovarone represented the applicant. Mr. Lorenzo made the motion That the application should be heard at the August 17th, meeting. Motion seconded by Mr. Ruh.

Roll call vote:

Mr., Kang	Yes	Mr. Lorenzo	Yes	Mrs. Star	Yes
Mr. Kim	Yes	Mr. Ruh	Yes		

Case 16-SP24 Change of Use
Adrian Lee
462 Broad Avenue
Block 224 Lot 13

Attorney Richard Brovarone represented the applicant. The premises will be used as an Architect office. He is licensed to practice in New York and is waiting for his N. J. license.

It will be a two man operation

Motion made by Mr. Lorenzo to accept the application and it was seconded by Mr. Kim.

Roll call vote:

Mr. Kange	Yes	Mr. Lorenzo	Yes	Mrs. Star	Yes
Mr. Kim	Yes	Mr. Ruh	Yes		

Case 16-SP10 Site Plan
M & M Bergen LLC
319 E. Central Blvd.
Block 414 Lot 1

Attorney Marc D. Macri called the board stating that his client was withdrawing the application.

Page 3
Palisades Park Planning Board
Minutes
June 22nd, 201

Case 16-SP11 Change of Use
Daehwan Ji
227 Grand Avenue
Suite H

Motion made by Mr. Lorenzo to dismiss the application scoded by Mr. Ruh.

Roll call vote:

Mr. Kang	Yes	Mr. Lorenzo	Yes	Mrs. Star	Yes
Mr. Kim	Yes	Mr. Ruh	Yes		

Mr. Lorenzo recused himself at 7:12 p.m.

Case 16-SP20 Change of Use
Sol Sauna House Inc.
225 Broad Avenue Suite 209
Block 214 Lot 12

Attorney Nylena Nabbie of 2200 Fletcher Ave., 9W Office Center, Fort Lee represented the applicant. Mr. Wong Li the applicant was sworn in. He will have three employees There will be 8 or 9 foot massage chairs. Suite 209 is connected to Suite 214. There will be no food on the premises. The applicant was advised that the board needed more Information, a sketch of the area involved

Mr. Kim made a motion to carry this application to the July 27th, meeting. Seconded by Mr. Kang

Roll call vote

Mr. Kang	Yes	Mr. Ruh	Yes
Mr. Kim	Yes	Mrs. Star	Yes

Page 4
Palisades Park Planning Board
Minutes
June 22nd, 2016

Case 16-SP22 Change of Use
Dream USA 101 LLC
101 Broad Avenue (basement)
Block 610 Lots 21.01 & 21.02

Attorney Nylema Nabbie represented the applicant. Architect Sung Kim was sworn in. The applicant would like to have an after school program for high school students. There will be 6 class rooms. There are 19 parking spaces available. The bank closes at 4 p.m. and all the parking spaces are available. For his students. Hours of operation for the school are 4 p.m. to 9 p.m. Monday through Saturday. There will be six teachers, no more than 10 employees. There 30 students art one time - class time 1 ½ hours. There will be another exit door installed.

Motion made by Mr. Kim made the motion to accept the application as presented as long as the school hours do not conflict with the bank hours. Seconded by Mr. Kang

Roll call vote:

Mr. Kang	Yes	Mr. Ruh	Yes
Mr. Kim	Yes	Mrs. Star	Yes

Mr. Lorenzo returned to the meeting at 8:05 p.m.

Case 16-SP23 Change of Use
Sung Bok Lee
133 Broad Avenue
Block 607 Lot 19

Attorney Guy Lanza Jr. represented the applicant. He now has the restaurant at 135 Broad Avenue and wants to move to 133 Broad Avenue. Architect Gary Chartoffe of Ridgefield was sworn in. stated that the operation will stay the same as it is now at 135 Broad Avenue.

Motion Made by Mr. Lorenzo to accept the application. Seconded by Mr. Ruh.

Roll call vote:

Mr. Kang	Yes	Mr. Lorenzo	Yes	Mrs. Star	Yes
Mr. Kim	Yes	Mr. Ruh	Yes		

Page 5
Palisades Park Planning Board
Minutes
June 22nd., 2016

Memorializations:

Case16-SP16 Foot Spa LLC
128 Broad Avenue
Block 608 Lot 12

Case 16-SP19 VLC, LLC
316 - 9th Street
Block 414 Lot 4

Only Board members who approved the applications at the May 2016 meeting may vote
Mr. Bruno, Mr. George, Mr. Kang, Mr. Lorenzo, Mr. Ruh & Mrs. Star

Motion made by Mr. Lorenzo to adopt the resolutions and was seconded by Mr. Ruh.

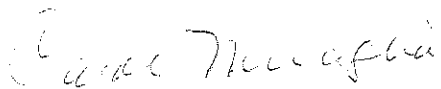
Roll call vote:

Mr. Bruno	Absent	Mr. Kang	Yes	Mr. Ruh	Yes
Mr. George	Absent	Mr. Lorenzo	Yes	Mrs. Star	Yes

There was no old business.

There was no new business.

Meeting adjourned at 8:25 p.m.



Carol Miraglia
Secretary