

**ZONING BOARD OF ADJUSTMENT
TOWN OF WEST NEW YORK
COUNTY OF HUDSON**

MINUTES FOR SPECIAL MEETING OF THURSDAY, MAY 31, 2012

The Zoning Board held a special meeting on Thursday, May 31, 2012, at 6:30 p.m. prevailing time in the Municipal Chambers at 428 60th Street in West New York, New Jersey. The reading of notice in compliance with Open Public Meetings Act was read.

1. Meeting called to order at approximately 6:30 p.m.

2. Roll call of the Board Members

Present: Chairman Kenneth Blane, and Members Armando Alvarez, Michael D'Amico, Nelly Vasquez, Ramon Morejon and Jesus Alvarado

Absent: David Rivera and Jason Gonzalez

Present: Board Attorney Richard E. Karczewski Jr., Esq.
Board Planner Joseph J. Layton, P.P., AICP
Board Engineer Tom R. Lemanowicz, P.E., P.P., C.M.E.
Board Secretary Maria Varela

3. Minutes for approval: NONE

4. Communications, reports, and administrative matters – None

5. Payment Resolutions. NONE

6. Escrow Refund. NONE

7. Resolutions. NONE

8. New Business – Miscellaneous matters. NONE

9. Applications

- a. Continued hearing in the matter of Application #2012-03 filed by Merida Le Boulevard, LLC, for property located at 6609-15 Blvd. East and 9-67th Street. Block 2, Lots 9 and 10. Applicant proposes to construct a new 123 unit high-rise multi-family dwelling with 107 off street parking spaces.

J. Alvaro Alonso Esq. and Joseph P. Novelli, P.E. LSRP for the applicant. Mr. Novelli testified as to his report regarding the environmental investigation and remediation of soil, and ground water investigation for this property. Mr. Novelli also talked about the remediation that is being conducted on both of the proposed lots involved. He also discussed the underground tanks, wells, drainages, soil, and water contamination.

The matter was later opened up to members of the public, and members came up for questions for this expert.

Craig Pereogoy, P.E. testified as to the traffic report that he prepared. Mr. Pereogoy talked about the different traffic peak hours, and the impact it would have on the surrounding neighborhood. He also discussed the traffic volume, and the mass transportation availability.

The matter was later opened up to members of the public, and members came up for questions for this expert.

- 10. Open to public for comments on other matters. No member of the public spoke.
- 11. Motion to adjourn was made at 10:22 PM and the meeting was adjourned.

Respectfully submitted,

**MARIA VARELA
Zoning Board Secretary
Town of West New York**

Date approved: July____, 2012