

**Paramus Planning Board Meeting**  
**Thursday, March 21, 2019**

Chairman Caminiti at 7:00 PM in the Council Chambers, called a regular meeting of the Paramus Planning Board in the Borough Hall on Thursday, March 21, 2019.

**Pledge of Allegiance**

F. Reiner

**Statement of Notification**

Chairman Caminiti advised that The Planning Board has complied with the open public meeting act (The Sunshine Law) by notifying two newspapers, The Record and The Ridgewood News of Tonight's meeting with the agenda. Also Posted is a copy of the agenda on the Bulletin board, and a copy of the agenda is on file in the Borough Clerk's office.

**Roll Call**

D. Niland  
A. Les  
M. Blizstein  
K. Hook  
W. S. Clark  
R. Conte  
P. Caminiti  
N. Matahen

**Absent**

A. Scrivanich  
P. Verile

**Also Present**

Maryellen Parente	Planning Board Secretary
Beth Calderone	Court Reporter
Francis Reiner	DMR Architect, Planner
Peter Tenkate	Boswell McClave Engineering, Borough Engineer
Dan Lagana	Dan Lagana, Esquire

**Resolution Voting:**

Vote to approve Resolution 2019-011 Timothy Oulton. Motion to grant request by Mr. Caminiti, 2<sup>nd</sup> by Mr. Matahen.

In favor  
6

Opposed  
0

Abstained  
0

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**Hearings:**

Applicant: The Valley Hospital Inc.  
599-611 Valley Health Plaza  
1 Valley Health Plaza  
120 & 140 E. Ridgewood Ave  
622, 640, 650 and 670 Winters Avenue  
Preliminary and final site plan; major soil movement

Attorney: Wells, Jaworski, & Liebmen, LLP.  
Stuart Liebman  
12 Route 17 N  
Paramus, NJ 07653  
201-587-0888

**Discussion:**

Stuart Liebman introduces President and CEO Audrey Meyers, of Valley Health System and Hospital. Ms. Meyers describes how the hospital will benefit the community while improving patient care. Ms. Meyers explains that this is will be a 362 bed hospital with all single bed rooms. The 39.9 acres will be home to the hospital, a medical village, parking garage and park. Al Lapaka the applicant's engineer introduces exhibit A1, site plan and A2, a 15 page booklet with color drawings and site plan information. A3 was introduced to show the existing site. 599 and 611 Valley Health Plaza were approved by the Planning Board in January of this year will be used as a support building during construction. The Zoning Board of Paramus approved medical offices as part of the campus, where it was previously zoned non-medical. The applicant met with the County and the Town regarding traffic improvements to better handle the flow of traffic. The County and the Town suggested to widen Ridgewood Ave. The corner of Park Place and Route 17 N. ( Norton Paint ) has a turn that is very sharp. The applicant is looking for make the turn easier. Also, there might be improvement needed for the sewer system. The applicant has been asked to take care of the maintenance of the sewer line. The applicant will work with the Town regarding the improvements need for the sewer system. Mr. Lapatka mentions Spoutbrook and flooding. There will be a flood plain to handle the overflow in cases of flooding and storms. Brian K. Norkus, Architect for HDR, Inc. describes the

overall architectural plan, introducing exhibit A6. Mr. Norkus displays A7, a drawing of the front of the Hospital, A8, a drawing of the main entry view and A9, a drawing of east garden. This project will include a large front lawn and park like garden. A10 shows a drawing of the hot box for purposes of the water connection. This hot box will include planting treatment around. 3 generators are inside the Central Processing Unit building and the exhaust pipes will be screened. A11 to A15 exhibits displays samples of the products that would be used on the buildings exteriors. A16 show the parking structure. The project will add 432 spaces to the existing 2,387 spaces. A majority of these spaces approximately 1,500 will be in the parking structure.  
(applicant carried to April 18, 2019 meeting)

**Voting:**

Approve Vouchers to be Paid. Motion to approve request by Mr. Clark , 2<sup>nd</sup> by Mr. Caminiti.

<u>In favor</u>	<u>Opposed</u>	<u>Abstained</u>
6	0	0

**Voting:**

Accept Minutes from March 7, 2019 Meeting. Motion to grant request by Mr. Clark, 2<sup>nd</sup> by Mr. Les.

<u>In favor</u>	<u>Opposed</u>	<u>Abstained</u>
6	0	0

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