

BOROUGH OF FAIR LAWN
Agenda for Special Meeting
Zoning Board of Adjustment
OCTOBER 16, 2014

1. Call meeting to order at **7:00 p.m.**
2. Declaration by Chairman that meeting is being held in accordance with Open Public Meeting Law.
3. Roll Call.
4. Declare a Quorum.
5. **Commercial Business:**
 1. Application #201422, Mondelez Global, LLC
22-11 Route 208 North, Fair Lawn, NJ
Block 4903, Lot 2
Applicant is seeking Board preliminary and final site plan approval with variances for the following at the property located at 22-11 Route 208 North, Fair Lawn, NJ
 1. Increase Impervious coverage by 2600 square feet on the 39.26 acre property 1,731,946 square foot lot. The impervious will remain 71% where 60% is permitted in the I-1 zone
 2. Height of 40 is permitted in the I-1 zone the following will require a variance as per Section 125-57D(1)(d)(1)
Building addition heights-relative to existing finished floor:
 - a. North elevator addition – 79’8” (91’-4” below existing tower adjacent and 20’ above existing 3rd floor roof)
 - b. Fourth floor addition 84’9” (86’3” below existing tower adjacent and 25’9” above existing 3rd floor roof)
 - c. Sugar grinding penthouse 80’6” (40’ above existing 2nd floor roof and approx 16’ above existing adjacent penthouse)
 - d. Icing kitchen penthouse 61’ (same height as existing penthouse adjacent and approx 22’ above adjacent 2nd floor roof)
 - e. Employee entrance (top of elevator penthouse) 51’ (11’8” above existing roof adjacent
Note: the existing Nabisco tower building is 172.5 feet in height.
 3. A variance for an accessory roof elevator appendage in excess of 10’ in height as per Section 125-35B(1)
 4. A parking variance is sought for parking spaces where 1423 were required as noted in the May 3, 1993, Planning Board resolution and where 859 parking spaces were provided and approved by the Planning Board in 1993. This is a pre-existing deficiency that will not be substantively increased by the application
Any other variances and/or waivers that may be required for this application.
6. Public Comment
7. Adjourn.

