

**MINUTES  
CLIFTON PLANNING BOARD  
MEETING OF MAY 25, 2023**

Minutes of the regular meeting of the Planning Board of the City of Clifton, New Jersey, held at the City Hall, Clifton, New Jersey on May 25, 2023. Pursuant to the “Open Public Meeting Act” all notice requirements were satisfied. The time, place, date, and form of notice was announced as well as advising all applicants that formal action may be taken on the matters on the agenda.

Those present: Comrs. Binaso, Korbanics, Lataro, Trella, Welsh, City Manager Villano Mayor Grabowski, Vice Chair Withers, Chairwoman Kolodziej

Those absent: Councilman Gibson, Comr. Greco

**Continued Hearing**

**Briad Development LLC**

345 Allwood Road

Block 80.01, Lots 11.01 and 11.03

Amended preliminary and final site plan approval and variances.

The applicant has appeared again on this continued application to review the sign variance request. The site plan is fully conforming, with a variance for signage. The applicant previously received amended site plan approval. The applicant needs a variance for the height of the sign. The new sign will be conforming in area. Sean Delany testified. The height of the sign is now proposed at 40 feet. The sizes of the panels on the sign are now shown on the plan with the related size of the panels. The size of the sign remains at 400 sq. feet. The meeting was opened to the public. No one appeared.

Motion by Commissioner Binaso to approve the sign variance height of 40 feet. He stated that there are “reserved signs” that are not permitted that need to be removed. He also stated that trees on the west parking lot bordering the telephone company. Mr. Talarico advised that the improper signs will be removed within ten days but that the trees will be replanted by October 31, 2023. And the applicant will send a letter to the Board confirming the planting. And

Seconded by: Mayor Grabowski

Those in favor: Comrs. Binaso, Korbanics, Lataro, Trella, Welsh, City Manager Villano Mayor Grabowski, Vice Chair Withers, Chairwoman Kolodziej

There being no further business the meeting was adjourned.

Respectfully submitted.

Robert A. Ferraro  
Secretary/Counsel