

**AGENDA**  
**BOROUGH OF ESSEX FELLS**  
**ZONING BOARD OF ADJUSTMENT**  
**June 25, 2026**  
**7:00 P.M.**

**Borough Hall, Council Chambers**  
**255 Roseland Avenue, Essex Fells, New Jersey**

1. Call to Order

2. Open Public Meetings Statement:

In compliance with Chapter 231 of the Public Laws of 1975, Notice of the meeting was given by way of notice mailed to The Progress and Star Ledger on January 23, 2026, posted in the Municipal Building and filed with the Clerk of the municipality.

3. Roll Call

4. Approval of Minutes:

May 28, 2026

5. Approval of Resolutions:

Vincent Sodano  
14 Hillbury Road  
Block 2.01, Lot 5  
Floor Area Ratio Variance

6. Hearings:

Ahmed and Alla Hassan  
112 Forest Way  
Block 8.01, Lot 2.01  
Floor area ratio, impervious coverage and front yard  
setback variances

7. Such other matters as may come before the Board

8. Adjournment