



CITY OF PATERSON PLANNING BOARD

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Maritza Davila

DATE: Wednesday, April 20, 2016
TIME: 7:00 p.m.
PLACE: City Hall
Council Chambers, 3rd Floor

AGENDA:

1. Ellison Street Development, LLC
150-158 Ellison Street; Block 4406, Lots 2 & 3
The applicant proposes to demolish one of the two existing buildings and demolish the interior of the remaining structure. Both buildings will be five stories. 51 studio, one-bedroom and two-bedroom units are proposed for Senior Citizens. Three, 1-bedroom apartments and two commercial spaces are proposed on the first floor. The four upper floors will contain one and two-bedroom apartments. The parcel has area of 12,951 square feet and is located within the Downtown Commercial Historic District Overlay of the B-4 Central Business District.
Requires Site Plan Approval and Bulk Variances
(CARRIED FROM MARCH 16, 2016 MEETING)
2. Paramount Assets, LLC
514-516 Broadway; Block 3803, Lot 1
The applicant proposes to convert the existing second floor of a two-story building from commercial space to four (4) residential units. The first floor will remain as commercial space. One 1-bedroom and three 2-bedroom units are proposed on the second floor. The building is located on the southeast corner of Broadway and East 22nd Street. The parcel has total area of 4,915.50 square feet. This proposal is located within the B-2 Community Business District.
Requires Site Plan Approval and Bulk Variances
3. Apollo Dye II Associates, LLC
69-83 Straight Street; Block 3113, Lots 1, 2, 13, 14 & 15
The applicant proposes a major subdivision to merge the lots and subdivide them into three lots. Proposed lot 1.01 will have area of 52,942 square feet and frontage on Straight Street, Harrison Street, and Governor Street. A seventy-unit residential building exists on the lot. Proposed Lot 1.02 will have area of 26,344 square feet and frontage on Harrison Street and Summer Street. A sixty-three unit residential building has been approved for construction on this lot. Proposed Lot 1.03 will have area of 10,046 square feet and frontage on Governor Street. The lot is currently vacant and there are no current development applications on it. The three parcels have total area of 89,332 square feet. This proposal is located within the S-R Senior Residential District of the Fourth Ward Redevelopment Plan.
Requires Major Subdivision Approval and Bulk Variances
4. Adoption of minutes.
5. Adoption of resolutions.

Maps and documents in support of the above applications are available for public inspection in the office of the Division of Planning and Zoning, 125 Ellison Street, 4th Floor, Paterson, New Jersey, 8:30 a.m. to 4:30 p.m., Monday through Friday.

ROBERT J. CORNISH, CHAIRMAN
MARGARITARODRIGUEZ, SECRETARY