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PLANNING BOARD SPECIAL MEETING

DATE: MONDAY, AUGUST 31, 2020
TIME: 6:30 P.M. – VIA WEBINAR SESSION

AGENDA:

NOTICE PURSUANT TO THE OPEN PUBLIC MEETINGS ACT, ADDRESSING EFFECT OF CORONAVIRUS MEASURES ON THE NEXT PUBLIC MEETING:

CONSISTENT WITH THE CORONAVIRUS-RELATED RESTRICTIONS OF EXECUTIVE ORDER NO. 107, GIVEN ON SATURDAY, MARCH 21, 2020 BY GOVERNOR PHILIP D. MURPHY, THE PLANNING BOARD OF THE CITY OF PATERSON WILL NOT CONDUCT IN-PERSON PARTICIPATION OF THE PUBLIC AT ALL FUTURE MEETINGS UNTIL FURTHER NOTICE. HOWEVER, PUBLIC PARTICIPATION WILL BE AVAILABLE “BY MEANS OF COMMUNICATION EQUIPMENT” PURSUANT TO N.J.S.A. 10:4-8, COMMENCING ON APRIL 15, 2020.

THOUGH THERE MAY POTENTIALLY BE A PRACTICAL NEED FOR A LIMITED NUMBER OF ADMINISTRATIVE, TECHNICAL, OR OTHER CITY PERSONNEL TO BE PRESENT IN OR NEAR THE COUNCIL CHAMBERS, THIRD FLOOR, CITY HALL, 155 MARKET STREET, PATERSON, NEW JERSEY, IN-PERSON PARTICIPATION OF THE PUBLIC IS PROHIBITED. NEVERTHELESS FOR REASONS OF COMPLIANCE WITH THE SAID EXECUTIVE ORDER NO. 107, PUBLIC PARTICIPATION WILL BE AVAILABLE BY **CALLING 1-973-321-1579, MEETING ID #711-680-0071 (PLANNING BOARD SPECIAL MEETING OF MONDAY, AUGUST 31, 2020 AT 6:30 P.M.)** ON THE DATE AND TIME THAT THE MEETING IS SCHEDULED TO COMMENCE. THE PUBLIC MAY ALSO PARTICIPATE IN THE MEETING BY ACCESSING THE WEBSITE OF THE CITY OF PATERSON: WWW.PATERSONNJ.GOV AND FOLLOWING THE EMAIL LINK FOR THE MEETING WWW.PATERSONNJ.GOV/PLANNINGBOARD.

On Monday, August 31, 2020, there will be a Special Meeting of the Paterson Planning Board which will be held at **6:30 p.m., Via Webinar Session**. The following matter will be heard:

1. Barclay Street Housing, LLC
85 Chadwick Street & 133-155 Barclay Street; Block 5507, Lots 8, 9, 10, 11, 12, 13, 14, 15, 16, 17 and 18
On the northeast corner intersection of Chadwick Street and Barclay Street, on a 27,247 square foot site that is vacant of structures, the applicant proposes to construct a five-story affordable housing development of 56 residential units on the upper floors and a first floor that includes a Community Room, Offices, an Exercise Room, a Health Services Office, and Meeting Space. Fifteen (15) one-bedroom units, 29 two-bedroom units, and 12 three-bedroom units are proposed. Thirty-nine (39) off-street parking spaces are also proposed. Driveway access for the site is proposed from Chadwick Street. Variances are requested for exceeding the maximum impervious lot coverage, as seventy (70) percent impervious lot coverage is permitted and ninety-two (92) percent impervious lot coverage is proposed. A rear-yard minimum setback of fifteen (15) feet is required and the applicant proposes a minimum rear-yard setback of 0.29 feet. Thirty-nine (39) of the required ninety-two (92) off-street parking spaces are provided,

which requires a parking variance of fifty –three (53) off-street parking spaces. The parcel is located in the MU-H Mixed Use Hospital District of the Area 11 Neighborhood Redevelopment Plan.

Requires Site Plan Approval and Bulk Variances

2. Adoption of minutes.
3. Adoption of resolutions.

Maps and documents in support of the above applications are available for public inspection by appointment only in the office of the Division of Planning and Zoning, 125 Ellison Street, 4th Floor, Paterson, New Jersey, 9:00 a.m. to 2:00 p.m., Monday and Wednesday. Please contact Margarita Vega, Planning Board Secretary, at 973-321-1343 or via e-mail at mvega@patersonnj.gov for an appointment.

JANICE NORTHROP, CHAIRWOMAN
MARGARITA VEGA, SECRETARY