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Shahin Khaliq

PLANNING BOARD SPECIAL MEETING

DATE: TUESDAY, MARCH 30, 2021
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 #711-680-001 (PLANNING BOARD SPECIAL MEETING ON TUESDAY, JANUARY 26, 2021 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 **Tuesday, March 30, 2021**, 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. 165-167 Market Street, LLC
165-167 Market Street; Block 4406, Lots 8 & 9
The applicant proposes to develop a total of twelve (12) new apartments on the second through fifth floors of the existing buildings which have a combined lot size of 7,920 square feet. Lot 8, 167 Market Street, is an existing two-story building with a retail space on the first floor to remain and mezzanine storage space on the second floor. Lot 9, 165 Market Street is a five-story building with a retail space on the first floor to remain and four floors of office space above. The applicant proposes to construct one studio unit, 1 one-bedroom unit and 1 two-bedroom unit on each of the second through fifth floors for a total of twelve (12) units. New lobby and exterior access will be constructed at 165 Market Street with access onto Colt Street for the residential units. A new interior stairway for the upper floors is to be constructed within 167 Market Street to provide secondary access. Access to the secondary stairwell is to be obtained from 165 Market Street through a new stairway access point located within the existing interior access

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lobby at 165 Market Street. The properties are located on the northeast corner of Colt Street and Market Street within the B-4 Central Business District. A parking variance is requested as 22 off-street parking spaces are required and zero are proposed, 2,400 square feet of open space is required and zero is proposed and the 4 two-bedroom units are below the minimum square footage requirements.

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 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.

JANICE NORTHROP, CHAIRWOMAN
MARGARITA VEGA, SECRETARY