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COUNCIL REPRESENTATIVE

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PLANNING BOARD SPECIAL MEETING

DATE: MONDAY, OCTOBER 4, 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 OF MONDAY, OCTOBER 4, 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 **MONDAY, OCTOBER 4, 2021**, there will be a special meeting of the Paterson Planning Board which will be held at **6:30 p.m.** The following matter will be heard:

1. 1061-1063 Main Street; Block 7012, Lot 15
The applicant proposes to remove the existing three-story building on the site and construct a new three -story building on the 5,145 square foot lot that is located on the northeast corner of Main Street and Delaware Avenue. The cellar level proposes mechanical equipment and parking for nine (9) vehicles. The first floor proposes offices and a retail store. The second floor proposes workshop space and storage. The third floor proposes office space. This proposal is located within the B-2 Community Business District. Access into the cellar parking is from Delaware Avenue. Variance are requested for rear-yard setback as a rear-yard setback of 25 feet is required and the building foundation is proposed on the rear property line; lot coverage as a maximum sixty (60) percent is permitted and ninety-one (91) percent is proposed; parking as thirty-nine (39) parking spaces are required and nine (9) parking spaces are proposed; not providing the one required

off-street handicap parking space and parking stalls of 8.5 feet by 18 feet are proposed, which is below the 9 feet by 18 feet requirement..
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