

## COMMISSIONERS

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## Alternates:

Mayra Arenas-Torres  
Oscar Vega



**Andre Sayegh**  
**Mayor**

## **City of Paterson Board of Adjustment**

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### **REGULAR MEETING THESE MATTERS MAY BE CALLED DIFFERENTLY THAN LISTED**

**DATE: THURSDAY, JANUARY 13, 2022**  
**TIME: 7:30 P.M.**  
**PLACE: WEBINAR SESSION – Virtual Meeting**

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 BOARD OF ADJUSTMENT 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 WEDNESDAY, APRIL 23, 2020 AT 7:30 P.M.

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 (BOARD OF ADJUSTMENT REGULAR MEETING OF THURSDAY, JANUARY 13, 2022 AT 7:30 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](http://WWW.PATERSONNJ.GOV).

On **Thursday, January 13, 2022**, there will be a regularly scheduled meeting of the Paterson Board of Adjustment which will be held at **7:30 p.m.** Via Webinar Session (Virtual Meeting). The following matters will be heard:

1. Hope & Love International Deliverance Ministries, Inc.  
568-572 East 19<sup>th</sup> Street (Block 3401, Lots 19 & 20)  
Reconsideration for application denied on September 24, 2020, to convert a two-story industrial warehouse into a House of Worship in a residential zone. The applicant does not meet the requirements in the Zoning Ordinance Section 500-5.3 Places of Worship in residential districts. The applicant will provide 13 parking spaces of the 90 parking spaces that are required.  
(Use, Bulk, “D” Variances, Site Plan) RP-4W/RA-2 Zone

2. Baraka Halal Grocery (**CARRIED FROM OCTOBER 14, 2021 MEETING**)  
72-74 Gould Avenue, 76 Gould Avenue, 402-404 Pacific Street, 404-406 Pacific Street, and 416 Pacific Street (Block 6902, Lots 1, 3, 25, 26, & 31)  
Application to demolish a two and a half-story building and construct a one-story 4,398 square foot addition on the existing grocery store and a second floor addition for storage purposes only. Demolish a one and a half story dwelling on 402-404 Pacific Street, a two and a half story dwelling on 399 Sussex Street (R-2 Zone), and a garage on 397 Sussex Street (R-2 Zone) to build a parking lot for 20 vehicles. The applicant is providing 20 parking spaces of the 43 parking spaces that are required.  
(Use, Bulk, Site Plan) B-2 Community Business District and R-2 Zone (Low-Medium Density Residential District)
3. 1049-1051 Main Paterson, LLC (**CARRIED FROM NOVEMBER 18, 2021**)  
1049-1051 Main Paterson (Block 7012, Lot 18)  
Application to demolish an existing residential building and construct a three-story mixed use building with retail on the first floor and 6, two-bedroom apartments on the 2<sup>nd</sup> and 3<sup>rd</sup> floors. The first floor will contain retail space and 3 of the 18 parking spaces that are required.  
(use, Bulk, Site Plan, “D” Variances) B-2 Zone Community Business District
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, 4<sup>th</sup> Floor, Paterson, New Jersey, 8:30 a.m. to 4:30 p.m., Monday through Friday.

**GERALD THAXTON, CHAIRMAN**  
**MARGARITA VEGA, SECRETARY**