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City of Paterson
Zoning Board of
Adjustment

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Mayra Torres-Arenas
Board Secretary

AGENDA
SPECIAL MEETING
ZONING BOARD OF ADJUSTMENT

DATE: THURSDAY, JULY 18, 2024
TIME: 8:00 P.M.
PLACE: TELEVISION STUDIO
77 ELLISON STREET

THE FOLLOWING MATTER WILL BE HEARD:

- 1. ID# A2023-068 - 8:00P.M.**
1052 West Beach Street Long Beach LLC
68-92 East 15th Street
B# 2103, L(S)# 1
Zone: MU Zone (Mixed Use District) Residential use prohibited

The applicant proposes to keep the five (5) commercial unit building, known as **BUILDING “A”** and add Three Stories to accommodate sixty (60) residential units and the five (5) commercial units. **BUILDING “B”** will be Four Stories and have forty-two (42) residential units for a total of One hundred two (102) residential units. The application requires a **USE variance** and four (4) bulk variances for a total of five (5) variances subsumed in the USE application. The application proposes roof top open spaces on both buildings. Parking will be discussed.

Requires Site Plan Approval, USE Variance and Bulk Variances.

- FIRST APPEARANCE, CARRIED FROM JUNE 13, 2024

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, 8:30 a.m. to 4:00 p.m., Monday-Friday. Please contact Mayra Torres-Arenas, Board Secretary, at 973-321-1343 or via e-mail at mtorres@patersonnj.gov for an appointment.

JOYED ROHIM, CHAIRMAN
MAYRA TORRES-ARENAS, BOARD SECRETARY