

CITY OF PASSAIC PLANNING BOARD

AGENDA

The Planning Board will hold their regular meeting on **Wednesday, June 10th, 2020** at 6:30 p.m. Due to COVID19 social distancing requirements this will be a virtual meeting via ZOOM:
<https://us04web.zoom.us/j/257825852?pwd=MDVqSzY0czFnazN2a3FSMmFQeUYydz09>

Meeting ID: 257 825 852

Password: 736747

One tap mobile

+16465588656,,257825852# US (New York)

Dial by your location

+1 646 558 8656 US (New York)

Meeting ID: 257 825 852

Find your local number: <https://us04web.zoom.us/u/f89fe3eoT>

to consider the following:

1. Please take notice that the City of Passaic Planning Board will consider the Preliminary Investigation for certain properties to determine whether they qualify for an Area in Need of Rehabilitation according to the criteria set forth in section 5 of P.L. 1992, c.79 (C.40A:12A-5). The Investigation Report includes maps and boundaries of the proposed rehabilitation area properties. The following is a list of investigated Properties:

Block #2175.02, Lot #45

473-477 Harrison Street

2. **Docket #PB20-02, 441 Paulison Avenue, Block #3220 Lot(s) #29, in the R-3 Zone,** applicant 443

Paulison Avenue LLC, is requesting preliminary & final site plan approval to construct a three stories new building consisting of thirteen (13) residential units. There will be ten (10) two bedroom units, two (2) three-bedroom unit and one (1) studio apartment on ground floor. This property was name an area of rehabilitation. **FIRST APPEARANCE. ADJOURNED FROM APRIL 1ST, 2020.**

3. **Docket #PB20-03- 39-41 Lexington Avenue, Block #4125, Lot 8 in C Zone,** applicant 31-41 Lexington Avenue LLC is requesting preliminary & final site approval to rehabilitate an existing commercial building consisting one floor and two commercial units. To divided the two stores into four (4) two facing Lexington Avenue and two facing Central Avenue, to construct two new floor and add three (3) residential unit on 2nd and 3rd floor with a total of six (6) residential units. This property was name an area of need of rehabilitation. **FIRST APPEARANCE. ADJOURNED FROM APRIL 1ST, 2020.**

4. **Docket #PB20-04- 26-28 Central Avenue, Block #4125, Lot 18 in C Zone,** applicant APRB Main

LLC is requesting preliminary & final site approval to rehabilitate an existing commercial building consisting of two stories to construct three commercial units in the bottom floor and three residential units on the 2nd floor. This property was name an area of need of rehabilitation. **FIRST APPEARANCE. ADJOURNED FROM APRIL 1ST, 2020.**

MINUTES FOR APPROVAL:

5. May 6th, 2020

RESOLUTIONS FOR APPROVAL:

6. Resolution for Items on #1

7. Resolution for PB19-17, 309 Oak Street, 309 Oak Street LLC

8. Resolution for PB19-19, 1-11 South Market Street

A copy of said applications and documents are on file with the Administrative Officer, Municipal Land Use Law, Passaic City Hall, Room 205, 330 Passaic Street, Passaic, NJ or is available for public review online in the City of Passaic Website, Planning & Redevelopment Page, (Planning Board). Any interested party may inspect these records. Please call 973-859-1344 to schedule an inspection.

Miriam R. Perez

Board Secretary

Municipal Land Use Law