

CITY OF PASSAIC PLANNING BOARD

AGENDA

The Planning Board will hold their regular meeting on **Wednesday, September 9th, 2020** at 6:30 p.m. Due to COVID19 social distancing requirements this will be a virtual meeting via ZOOM:

<https://us02web.zoom.us/j/88578933243?pwd=OFpYOWI5WjlYNDZvL3FKc0dxd3JlTdz09>

Meeting ID: 885 7893 3243

Password: 257003

One tap mobile

+646 558 8656,,88578933243#,,,,0#,,257003# US (New York)

Dial by your location

+1 646 558 8656 US (New York)

Meeting ID: 885 7893 3243

Password: 257003

Find your local number: <https://us04web.zoom.us/j/88578933243?pwd=OFpYOWI5WjlYNDZvL3FKc0dxd3JlTdz09> to consider the following:

- 1. Docket #PB20-08, 119 282 Hope Avenue, Block #4062, Lot #36, in the R-3 Zone**, applicant Ramsey Espertin is requesting preliminary and final site plan approval and minor subdivision to create two (2) lots for one existing Two (2 1/2) story two (2) Family Dwelling in one lot and a new Two (2) story two (2) Family Dwelling unit in the new lot. This application will require variances for minimum lot coverage and site yard on lot 36.01, and any other variances and/or waivers that may be required. **FIRST APPEARANCE.**
- 2. Docket #PB20-09, 200 Madison Street, block# 4124, Lot # 18, in C Zone**, applicant 200 GTHL Properties LLC is requesting preliminary and final site plan approval to add a 2nd floor to an existing one story building consisting of restaurant. The new 2nd floor unit will be used for additional seating and event space with office. Along with any other variances and/or waivers that may be required. **FIRST APPEARANCE.**
- 3. Docket #PB20-17- 711-729 Main Avenue, Block #2158, Lot 18 in the C Zone**, applicant AP INC is requesting preliminary & final site approval. This property was named an area of need of rehabilitation on July 12, 2017. The applicant is seeking construct a new building in an empty lot that was part of The State of NJ Department of Education. The building will consist of a four story structure with eight (8) retail spaces on the first floor, eight (8) office spaces on the second floor and fifteen (15) residential units on the third and four floor. Applicant will be seeking variance for rear yard setback and any other variances and/or waivers that may be required. **FIRST APPEARANCE.**

FIRST APPEARANCE.

MINUTES FOR APPROVAL:

4. August 5th, 2020

RESOLUTIONS FOR APPROVAL:

5. Resolution for PB20-11- 217-219 Brook Avenue

A copy of said applications and documents are available for public review online on the City of Passaic Website, Planning & Redevelopment Page (Cityofpassaic.com) or on file with the Administrative Officer, Municipal Land Use Law, Passaic City Hall, Room 205, 330 Passaic Street, Passaic, NJ. Any interested party may inspect these records by calling and scheduling inspection with the Passaic Planning Board Secretary at (973) 859-1344.

Miriam R. Perez
Board Secretary
Municipal Land Use Law