

ZONING BOARD OF ADJUSTMENT
SEPTEMBER 13, 2023

This meeting has been called pursuant to the Open Public Meetings Law and in accordance with section 5 of the Open Public Meetings Act, adequate notice of this meeting having been provided in the annual notice schedule which contained the time, date and location of this meeting, copies of which were sent and advertised in the following official newspaper of Carlstadt: the Record Newspaper on December 20, 2022 a copy of which is on the Bulletin Board in the Borough Hall and a copy on file in the office of the Zoning Board Secretary.

Chairman, Don Diorio, Vice Chairman, Allan Nasseh, Richard Bartlett, Vincent DeSimone, Victor Fonseca, Alternate # 1, Vincent Calcagno, Alternate # 2, Gregory Kane and Zoning Board Attorney, Richard Cedzidlo were present. Noberto Hernandez, Neglia Engineering was also present.

Henry Riveros and Robert Sulikowski were absent.

A Moment of Silence was observed for Patrick Fucci, former Zoning Board Member.

MINUTES:

1/11/2023

Chairman Don Diorio makes a motion to approve. Seconded by Vice Chairman, Allan Nasseh.

HEARINGS:

314 Union Street, the Estate of Connie O'Connor (Minor Subdivision and D (2) Variance for Expansion of a Nonconforming Use).

James Novello, attorney for the applicant, George Anderson, surveyor and David Spatz, planner all gave testimony on the application.

The applicant wants to subdivide the property to construct a one family home on the new lot. The lot of the existing three family home, which is a non-conforming use, will be reduced requiring a D2 variance. Also a variance is required for the non-conforming height.

Vice Chairman, Allan Nasseh makes a motion to approve the application. Seconded by Gregory Kane. Unanimous on call of roll. The application unanimously passes.

Dave Malinowski,
Zoning Board Secretary

