

*Member NY & NJ Bars

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Garfield Zoning Board of Adjustment Regular Meeting February 27, 2017

Take notice that the Garfield Zoning Board of Adjustment shall hold a meeting on Monday, February 27, 2017 at 7:30 p.m. in the Council Chambers, Garfield City Hall, Garfield, NJ. Formal action may be taken at this meeting. The Board will hold a caucus at 7:00 p.m. in the City Hall Conference Room to discuss and study matters that will come before it. This meeting is open to the public.

AGENDA

- 1. Call to Order**
- 2. Roll Call of Members / Flag Salute**
- 3. Reading of the Open Public Meeting Notice:**

Adequate notice of this meeting of the Garfield Zoning Board of Adjustment was given, as required by the Open Public Meeting Act, by providing notice of this meeting to the Bergen Record. Notice of this meeting was also posted on the bulletin board reserved for public notices in Garfield City Hall. Further, a copy of the notice was filed with the City Clerk of Garfield. All notices were provided at least 48 hours prior to this meeting.

- 4. Approval of Minutes:** January 23, 2017
- 5. Applications:**

TRIZE YOUSSEF (376 River Street, Garfield, NJ)

Applicant is requesting approval for the conversion of the existing first floor from a retail store into a two bedroom residence.

STANISLAW SERAFIN (247 Lanza Avenue, Garfield, NJ)

Applicant is requesting approval for the conversion of an existing single family dwelling into a two family dwelling in a R-1 zone which permits said use.

- 6. Resolutions:**

COSTANTINO & ROSA CONTE (45 Summit Avenue, Garfield, NJ)

Applicant granted approval to demolish the existing two family dwelling and construct an 8 unit garden apartment complex on a double lot.

The Board reserves the right to add additional items to this agenda, if required.

Joseph J. Conte, Esq., Secretary