

**AGENDA**  
*Regular Public Meeting*  
GARFIELD ZONING BOARD OF ADJUSTMENT

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**Tuesday, February 15, 2022 at 7:30 P.M.**  
**Via Zoom Conference**

**Take notice that** the Garfield Zoning Board of Adjustment shall hold a general meeting on Tuesday, February 15, 2022 at 7:30 p.m. via Zoom Conference. Formal action may be taken at this meeting. The Board will hold a caucus at 7:00 p.m. to discuss and study matters that will come before it.

**1. Call to Order**

**2. Roll Call of Members/Flag Salute**

**3. Reading of the Open Public Meeting Notice:**

Notice of the time, date and place of this meeting has been provided at least 48 hours in advance (1) by publication in The Record and The Herald News on January 28, 2022; (2) by posting of the Notice of meeting on the Community Bulletin Board at City Hall and (3) by filing a copy of the Notice with the City Clerk.

The Notice of this meeting published in the newspapers on January 28, 2022 included the Zoom link.

**4. Approval of Minutes: Regular Meeting 1/10/2022.**

**5. Applications:**

**124 Passaic Street (CPC Aquista, LLC)**

Applicant is proposing redevelopment of subject property to accommodate a parking lot with 19 parking spaces. Additional improvements include a new driveway with an entrance/exit from Marsellus Pl. and a 6 ft. high fence.

**257 Mac Arthur Avenue (257 Mac Arthur Avenue LLC)**

Applicant is requesting permission to convert a 1-family dwelling into a 2-family dwelling by legalizing 1-bedroom ground floor apartment.

**92 Gaston Avenue/154 Charles Street (92 Gaston Place LLC)**

Applicant is requesting permission to keep Building A (92 Gaston Ave.) as is and convert Building B (154 Charles St.) from 2 commercial spaces into 2 three-bedrooms apartments with 2 new garages.

**6. Resolutions**

**7. Other Administrative Matters**