

AGENDA
ZONING BOARD OF ADJUSTMENT
CITY OF CLIFTON
May 21, 2025

7:00 P.M. REGULAR MEETING

PLEDGE OF ALLEGIANCE

Pursuant to the "Open Public Meeting Law" public notice of the Board's 2025 regular meeting schedule was published in the Record/Herald News on December 11, 2024.

Please take notice that formal action may be taken on the following applications/matters at the Regular Meeting on May 21, 2025.

NEW HEARINGS

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| 1. Bulk variance
for front yard
setback | Mo Salman | 15 Priscilla Street,
Bl. 40.01 Lot: 35 Zone R-A2
The applicant is proposing a front porch which requires the
following bulk variance: front yard setback proposed at 26'
where 30' is required. (PLANS SENT TO COMRS) |
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ADOPTION OF MEMORIALIZING RESOLUTIONS/MINUTES

1. Resolution memorializing the approval of the application by Shimshon Klein, 90 Rutherford Blvd., Bl.: 60.10, Lot: 19, Zone RA3 to construct a new two story addition to enlarge the first and second floor of the existing single family home which required bulk variances.
2. Resolution memorializing the denial of the application by Geeland, LLC, 811-813 Rt 46, Bl. 34.03, Lots 75 & 77, Zone: R-A2 for a use variance and bulk variances to permit a self-storage facility in the RA2 zone and to raze the existing commercial building and construct a self-storage facility, parking, lighting, landscaping, stormwater management, and related site improvements.
3. Resolution memorializing the dismissal without prejudice of the application by BMJR Realty LLC, 423 Lakeview Ave., Bl. 1.16, Lot 1; Zone BC, for a use variance and bulk variances to construct a two-story mixed-use residential and retail building.
4. Minutes of the May 7, 2025 Regular Meeting