

AGENDA

**BOARD OF ADJUSTMENT
CITY OF CLIFTON**

**** SPECIAL MEETING ****

**WEDNESDAY
July 25, 2018
Commencing at 7 P.M.**

Please take notice that formal action may be taken on the following applications on July 25, 2018.

PLEDGE OF ALLEGIANCE

CONTINUED HEARING

1. Use Variance; Variances	CLIFTON CHEDER Stephen A. Geffner, Esq.	1333 Broad Street Block 76.01, Lot 5	B-A	The Applicant seeks preliminary and final site plan approval and a (D)(3) conditional use variance for a private elementary school in the B-A Zone District.
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The following conditions of the conditional use are not being met and require variances as follows:

With respect to the lot width, pursuant to Section 461-27, a lot width of 150 ft. is required and 133 ft. is existing and proposed.

With respect to the maximum lot coverage, pursuant to Section 461-27, 20% is the maximum permitted and 24.74% existing and proposed.

With respect to the minimum side yard, 20 ft. for one (1) and 40 ft. for both, pursuant to Section 461-27 is required, and 18.87 ft. for one (1) and 42.74 ft. for both is existing and proposed.

This application to the Board of Adjustment is being made for a (D)(3) conditional use variance for a private elementary school and noticed to the public pursuant to N.J.S.A.40:55(D)(3).

The Applicant will also request such other variances, waivers, and interpretations as may be required which may arise during the course of the public hearing or at the request of the Board of Adjustment. The Application, Plans and papers in connection with the Application are available for public inspection at the Zoning Division of the City of Clifton, Clifton, New Jersey, between the hours of 9 A.M. and 3 P.M. Any interested party may appear at said hearing and participate therein in accordance with the rules of the Board of Adjustment.