

2.
Use
Variance;
Variance;
Site Plan

JOHN RADER
Frank A.
Carlet, Esq.

817-825 Clifton Ave. B-C Site plan approval
Block 35.06, Lot 16 required to remove the
existing MOONEY AUTO
REPAIR GARAGE, to
enlarge the building housing the existing
DUNKIN DONUTS building, to create an additional
store, two vestibule entrances to the two
stores and a drive-in facility. A bulk variance
is required to permit the use of lighting other
than the ordinance required high-pressure sodium
lighting, because it is no longer manufactured.
A use variance is required to permit the drive-in
window. All other nonconformities are
pre-existing and do not require variances.

RESOLUTIONS

1. GRANTED the application of RAYMOND NOWICKI for a conditional use variance for a 320 square foot coffee bar within the office building at 1037 Route 46, Suite G5, Block 39.04, Lot 21, Qualifier CCG05. B-D

2. GRANTED the application of LORIANN BURKE to erect a 5-foot-high solid fence with a 1-foot lattice for a total of 6 feet along the rear lot line of the subject premises along Van Houten Avenue at 60 Sperling Road, Block 38.03, Lot 7. RA3

ZOOM LINK:

<https://us02web.zoom.us/j/83948483807?pwd=TWdieWJodzlXOF1TaW1jaEJieEpwQT09>

Meeting ID: 839 4848 3807

Passcode: 467699

Call in Telephone No. 1-646-558-8656 (New York)
or as listed on the City of Clifton website,
<https://www.cliftonnj.org>.

All documentation for new applications can be found via PDF on the City of Clifton website (bottom of main page) at
<https://www.cliftonnj.org>.

If the public has any questions regarding these applications or individuals lacking the resources or know-how for technology access please contact the Zoning Officer at (973)470-5808 or e-mail the Zoning Officer at dhowell@cliftonnj.org.