

DATE

3/1/21

BOARD OF ADJUSTMENT

PLANNING BOARD

PROOF OF PAYMENT OF TAXES

Virginia M. Aice 3.5.21
Tax Collector

FEE Variance _____

Site Plan _____

Conditional use _____

Subdivision _____

CITY OF CLIFTON
APPLICATION FOR DEVELOPMENT AND/OR APPEAL
TO BE COMPLETED BY THE APPLICANT

Site Location 50 EAST NORMAL AVE Block 74.09 Lot 15

1. Name of Applicant: BRADLEY and Jennifer Colwell
Address: 50 EAST NORMAL AVE CLIFTON Telephone: 917-488-9354
Relation to Owner if not same as Owner: SAME

2. Name of Owner (if other than Applicant): SAME
Address: _____ Telephone: _____

3. The applicant is Corporation A Partnership Individual
Other (please specify): HOME OWNER

If the applicant is a corporation or partnership, please attach a list of names and addresses of persons having a 10% interest or more in the corporation or partnership.

CORPORATIONS MUST BE REPRESENTED BY AN ATTORNEY-AT-LAW

4. Name of Architect or Engineer Richard S. Jacobs, AIA ARCHITECTURAL DESIGN ASSOCIATES
Address: 1191 VALLEY ROAD CLIFTON NJ Telephone: 973-783-2111
07013

5. Name of Attorney: _____
Address: _____ Telephone: _____

6. Has this property been the subject of a hearing before the Board of Adjustment or Planning Board
 Yes No Disposition

7. Deed restrictions that apply or are contemplated: YES NO
(If yes, attach copy)

DESCRIPTION OF PREMISES

8. Corner Interior Zone District RA-1 Lot Size 5158 SF
9. Lot Dimensions: Front 50.05' Rear 50.00' R. Side 173.08' L. Side 174.06'

BUILDING/OR STRUCTURE SETBACKS

10. Existing: Front 27.83' Rear _____ R. Side 11.06' L. Side 10.97'
28.05' 12.63' 12.46'
11. Proposed: Front SAME Rear SAME R. Side SAME L. Side SAME

Present Use: single family house

Proposed Use: single family house

The Administrative Officer has declined to issue a permit and has made the following decision regarding the zone status of this application:

TYPE OF APPLICATION

Site Plan

Conditional Use

"A" Variance

"B" Variance

"C" Variance

"D" Variance (Use)

IMPORTANT: MUST BE ANSWERED BY ALL APPLICANTS:

Type(s) of Variance Requested and how relief can be granted without substantial detriment to Public good or Clifton's Zone Plan

The existing two story house is only 1613 square feet. The 1st floor is 898 sf and the 2nd floor is 715 sf. There is a 1/2 bath on the 1st floor and 1 full bath on the 2nd. The Basement is dusty and we have 2 children who have allergies. The Basement ceiling height is low if we use it for storage, pantry & utilities. The bedrooms are small with tiny closets. Mornings create an issue getting to the Bathroom for a family of 4. We propose to seek a front yard, side yard and expansion of non-conforming lot. The proposed addition does NOT expand the existing house foot print as the proposed addition is over the existing 1st floor rooms. The addition gives a 2nd bath, larger bedrooms and closets. The exist front stoop has no landing so a new stair with skirt overhang is proposed

The new stairs to the exist attic create a playroom for my children

OFFICE USE ONLY

BOARD OF ADJUSTMENT

PLANNING BOARD

Date of Hearing _____

Board action required by _____
Date

Application declared complete on _____
Date

Final Decision Rendered on _____
Date

APPROVED

APPROVED WITH CONDITIONS

DENIED

WITHDRAWN OR DISMISSED

DEED RESTRICTION

Being duly sworn, says that he is the applicant or one of the applicants in the above action: that the application, if filed as an appeal from any order or decision of the Zoning Officer, has been filed within the time required by law, and that all of the matters and facts set forth in the foregoing application are true.

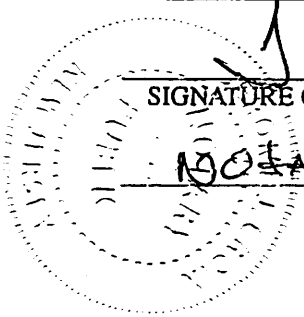
JMK
APPLICANT

State of New Jersey

County of: Passaic

Sworn to and subscribed before me

this 1 day of March 20 21.



J. Croix
SIGNATURE OF OFFICER ADMINISTERING OATH (Notary)
JEROME J. CROIX
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires 6/2/2025
Notary
TITLE OF SUCH OFFICER

If the applicant is not the owner of the property, have the owner sign below consent or file with the application a letter signed by the owner consenting to the application.

The foregoing application is hereby consented to this _____ day of _____ 20 ____.

Owner

Sworn and subscribes before me

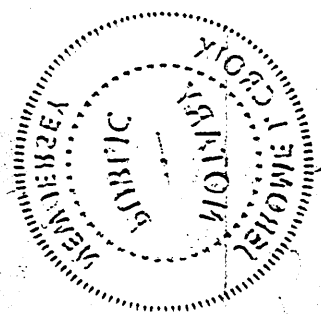
this _____ day of _____ 20 ____.

SIGNATURE OF OFFICER ADMINISTERING OATH (Notary)

TITLE OF SUCH OFFICER

State of New Jersey

County of: _____



APPLICATION FOR DEVELOPMENT/OR APPEAL

Instructions for applicants:

1. All applicants will be required to submit their application to the Zoning Administrator's office at least four (4) weeks prior to the date of the proposed hearing.
2. MATTERS FOR PLANNING BOARD shall have files reviewed by the Principal Planner for completeness. After files are deemed complete the applicant will be notified at least two weeks prior to the date of hearing that the matter will be listed on the Agenda to allow sufficient time to have notices served and published in the paper.
3. When required the Petitioner must notify each of the property owners entitled to Notice of Hearing at least 10 days before the date of the hearing. All property owners within a radius of 200 feet must be notified of the hearing. Written Notice by certified Mail to the last known address of the property owner or owners, as shown by the most recent tax list of said Municipality or by handing a copy thereof to the said property owners or by leaving a copy thereof at their usual place of abode.
4. Application must be read by the Petitioner add sworn to before a Notary Public, Attorney or some other person with authority to take oaths in New Jersey.
5. If the Application is made by any person not the owner of the property, the Affidavit of Ownership must be signed by the owner and sworn to before a Notary Public, Attorney or some other person with authority to take oaths in New Jersey.
6. 16 copies of a Certified Plot Plan folded must be attached showing the following:
 - a. The line of plot covered by the petition;
 - b. All existing or proposed structures;
 - c. All adjacent streets.
7. 16 Sets of plans folded of alterations, additions, or new structures must be filed with the application.
8. The following papers must be completed and returned to the Zoning Administrator, Building Department, at least 10 days before the Hearing:
 - a. Affidavit of Proof of Service;
 - b. Copy of Notice of Appeal to Zoning Officer
 - c. Copy of Notice served upon property owners;
 - d. List of neighbors within 200 feet;
 - e. Receipt from newspaper for published Notice of Hearing.
9. Notice of Hearing is to be published in a local newspaper by the applicant at least ten (10) days prior to Hearing. The notice must be sent to newspaper by the applicant at least 15 days prior to Hearing in order to be published in a timely manner.
10. - Escrow (if required) shall be submitted to Building Department for deposit with City Treasurer.
11. Failure to comply with the requirements of the Board may result in a dismissal of the petition.