

DATE \_\_\_\_\_

BOARD OF ADJUSTMENT

PLANNING BOARD

FEE Variance \$250.00

PROOF OF PAYMENT OF TAXES

[Signature]  
Tax Collector

Site Plan \_\_\_\_\_

Conditional use \_\_\_\_\_

Subdivision \_\_\_\_\_

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

Site Location 775 Bloomfield Ave, Clifton Block 57-01 Lot 6

- 1. Name of Applicant: Vane Vlasevski  
Address: 226 Wessington Ave, Garfield NJ Telephone: 862-221-2518 ★  
Relation to Owner if not same as Owner: Tenant
- 2. Name of Owner (if other than Applicant): Ramin Coccoziello / RBC Realty LLC  
Address: 12-15 Broadway, Suite E, Fair Lawn NJ Telephone: 201-794-0910
- 3. The applicant is  Corporation  A Partnership  Individual  
Other (please specify): S-corporation

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 \_\_\_\_\_  
Address: \_\_\_\_\_ Telephone: \_\_\_\_\_
- 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 M1 Lot Size 7,341.44
- 9. Lot Dimensions: Front \_\_\_\_\_ Rear \_\_\_\_\_ R. Side \_\_\_\_\_ L. Side \_\_\_\_\_

**BUILDING/OR STRUCTURE SETBACKS**

- 10. Existing: Front \_\_\_\_\_ Rear \_\_\_\_\_ R. Side \_\_\_\_\_ L. Side \_\_\_\_\_
- 11. Proposed: Front \_\_\_\_\_ Rear \_\_\_\_\_ R. Side \_\_\_\_\_ L. Side \_\_\_\_\_

Present Use: Comercial / Residential use  
Proposed Use: Electrical company - office and parking  
(3) minivans over-night at the parking lot.

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 parking and dispatch of three minivans

**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.

Svetlana K. Panov  
APPLICANT

State of New Jersey

County of: Bergen County

Sworn to and subscribed before me

this 11<sup>th</sup> day of October 20 22

[Signature]  
SIGNATURE OF OFFICER ADMINISTERING OATH (Notary)

**SVETLANA K. PANOV**  
NOTARY PUBLIC OF NEW JERSEY  
Commission # 80148994  
My Commission Expires 12/1/2026

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 11<sup>th</sup> day of October 20 22

Ramin Cocozziello  
Owner  
[Signature]

Sworn and subscribes before me

this 11<sup>th</sup> day of October 20 22

[Signature]  
SIGNATURE OF OFFICER ADMINISTERING OATH (Notary)

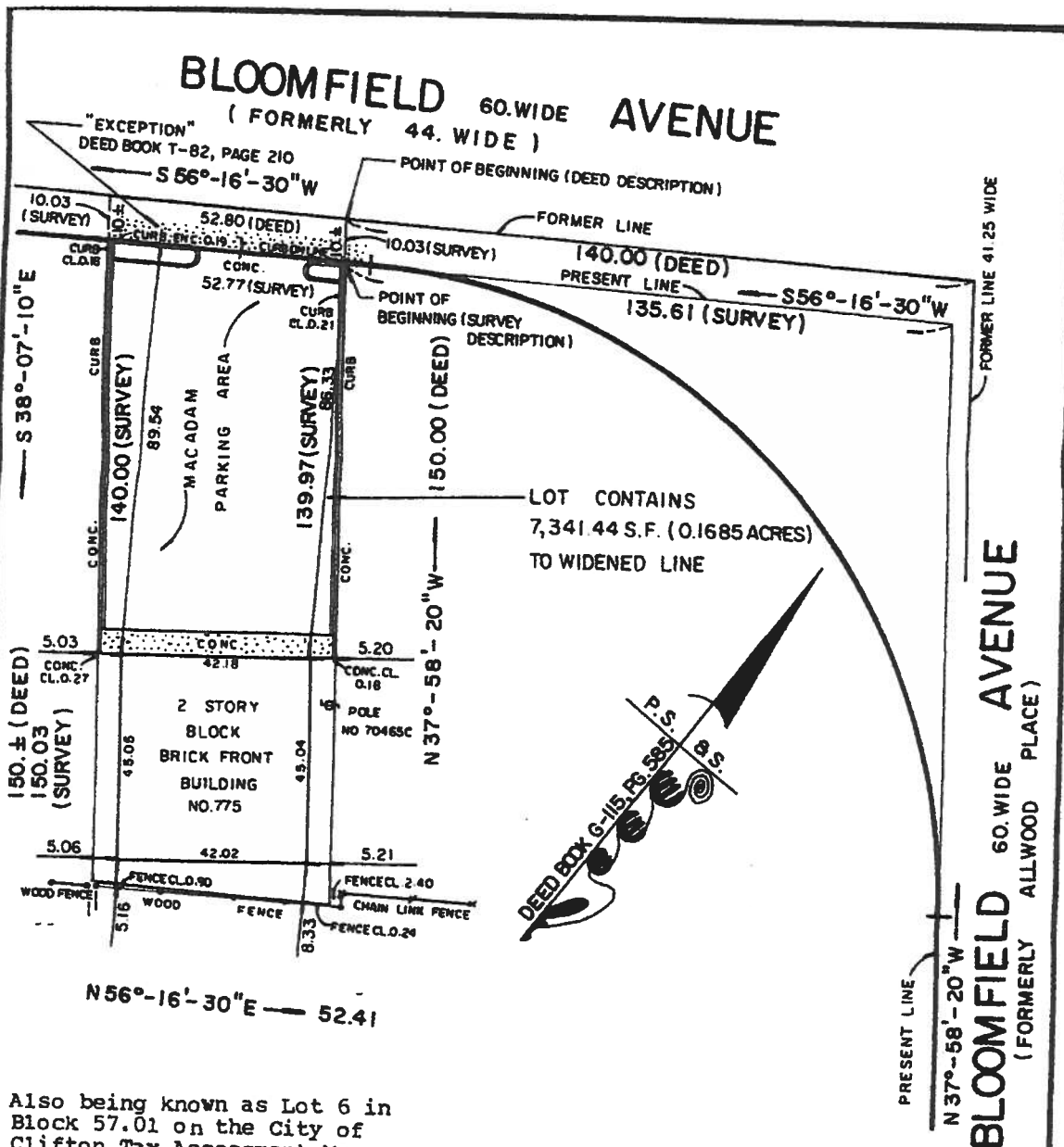
**CYNTHIA ARAYA**  
NOTARY PUBLIC OF NEW JERSEY  
My Commission Expires 5/29/2024

TITLE OF SUCH OFFICER

State of New Jersey

County of: Passaic

SURVEY NO. 12289



Also being known as Lot 6 in Block 57.01 on the City of Clifton Tax Assessment Map.

Note: Property survey stakes were requested not to be set at this time.

Re: File No. AS022563

This survey is certified to RBC Realty, LLC, COMMONWEALTH ALL-SERVICE TITLE AGENCY, COLUMBIA BANK, Its successors and/or assigns, A. CREW SCHIELKE, JR., ESQ. As Being Accurate and Correct To The Best of My Knowledge and Belief.

Signature of A. Crew Schielke, Jr., Esq. N.J. License No. 9978

MAP OF PROPERTY SITUATE AT CITY OF CLIFTON - PASSAIC COUNTY, N.J.

THIS SURVEY IS MADE FOR RBC Realty, LLC

DECEMBER 3, 2002

PAUL SCHILLING & SON

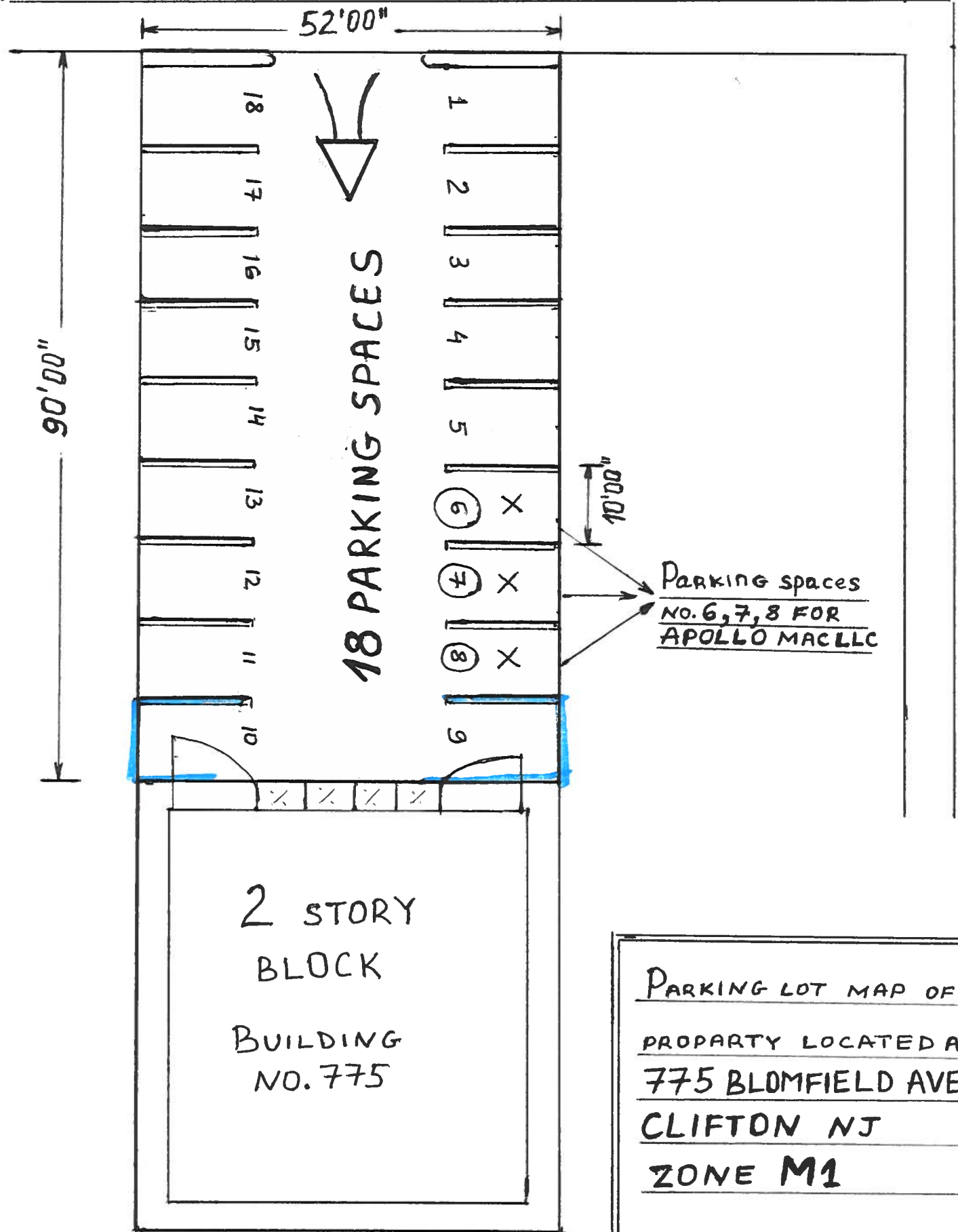
LICENSED, PROFESSIONAL ENGINEERS, PLANNERS AND LAND SURVEYORS

184 WARBURTON AVENUE, HAWTHORNE, N.J.

SCALE 1" = 30'

BOOK PAGE

# BLOOMFIELD AVENUE



PARKING SPACES  
NO. 6, 7, 8 FOR  
APOLLO MAC LLC

2 STORY  
BLOCK  
BUILDING  
NO. 775

PARKING LOT MAP OF  
PROPERTY LOCATED AT:  
775 BLOOMFIELD AVE  
CLIFTON NJ  
ZONE M1