

BOROUGH OF TOTOWA

PASSAIC COUNTY, NEW JERSEY

BOARD OF
ADJUSTMENT



MUNICIPAL BUILDING
537 TOTOWA ROAD
TOTOWA, NJ 07512

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The May 10, 2023, regular meeting of the Borough of Totowa Board of Adjustment was held at the Municipal Building. Chairman Fierro called the meeting to order at 7:03 P.M.; followed by the Flag Salute. Attorney DeDio read the Open Public Meetings Act and the Remote Meeting Protocol.

A motion to accept the minutes of the April 12, 2023, meeting was made by Commissioner Patten and seconded by Commissioner Carr. On a roll call vote all Commissioners present voted in the affirmative.

Present: Chairman Fierro, Vice Chairman Krautheim, Commissioners Patten, Mancini, Carr, Alternate Henry, Engineer Cristaldi, Attorney DeDio. Absent: Commissioner Nash and Planner Green.

1st Case: Simram LLC, 572 Union Blvd, Block 139, Lot 2-construction of mixed -use building, retail and residential requiring variances.

Raymond Reddin is the Attorney for the Applicant request to carry the meeting to June 14, 2023, due to the shortage of Board members this evening. Attorney DeDio states the application will be carried with no need to reserve or republish to the public.

2nd Case: Snips Barbershop, 169 Union Boulevard., Block 39, Lot 1-operate barbershop business on 2nd floor building where not allowed within the B2 zone or by minutes of the Planning Board dated May 13, 1977.

Ray Reddin, Attorney for the Applicant reviews the application. The building is owned by Monteyne, and a use variance being requested. There are retail businesses on the first floor. Eddie Nolasco, resides at 207 Dewey Ave, was sworn in by Attorney DeDio. Mr. Nolasco currently works for someone else in town and would like to own a business again but the rent for store fronts is very expensive. Mr. Nolasco explains the business, there will be no walk-ins, everything is by appointment only. There will be 1 to 2 haircuts per hour and will be an additional worker with 2 chairs. The hours of operation would be Tuesday to Saturday with the hours of 8 A.M. to 6 P.M., closing earlier on Saturdays. There is a side entrance of the building to go upstairs, and no signs

are requested. There would just be an interior sign on the actual entrance door of the Barber shop. There is no construction being proposed, the space is ready to go as is and they would use the dumpster onsite for garbage removal. Commissioner Patten would like to know if there will be any LED lighting on the second floor. Mr. Nolasco states there will not be. Commissioner Carr asked what else is on the second floor. Mr. Nolasco responds that there is an accountant's office, and a recording studio. Vice Chairman Krautheim asked if he has enough cliental to not have walk ins. Mr. Nolasco has a good following and will also be able to fill the 2nd chair.

At this time the meeting is opened to the public.

There is no public to be heard. A motion was made by Commissioner Patten to close the public portion of the meeting and was seconded by Alternate Henry.

A motion was made by Commissioner Patten to approve the application and was seconded by Commissioner Carr. Application passed 6-0 at 7:19 P.M.

A motion to adjourn was made by Alternate Henry and seconded by Commissioner Mancini @ 7:20 PM.

Respectfully Submitted,

Pamela Steinhilber