

BOROUGH OF TOTOWA

PASSAIC COUNTY, NEW JERSEY

BOARD OF
ADJUSTMENT



MUNICIPAL BUILDING
537 TOTOWA ROAD
TOTOWA, NJ 07512

Phone (973) 956-7929

BOROUGH OF TOTOWA TOTOWA BOARD OF ADJUSTMENT AGENDA, MAY 13, 2026

1. S & S Cross Grant, LLC, 328-330 Totowa Road, Block 30, Lots 2 & 3. Demolition of two (2) family homes, merging of lots and construction of one (1) mixed-use building containing multi-family residents above retail and parking levels. Variances required for non-conforming use, prohibited uses in the B-6 zone, area and bulk schedule variances, rear depth, max depth, max coverage, max height, floor area ratio, side yard abutting a lot, parking, landscaping, off street loading, and any other variances the Board may require.
2. TFJ 930 Parking LLC, 930 North Riverview Drive, Block 169, Lot 6. Parking and storage of vehicles as a principal use not associated with the occupancy of a building: variance for non-permitted use, outside storage, parking and any other variances the Board may require.
3. Resolution to Memorialize: Alshamaly Gold, LLC, 506 Union Blvd, Unit 2, Block 101, Lot 13.02.
4. The Zoning Board of Adjustment may add other items to the agenda for this meeting if deemed necessary including but not limited to approval of Minutes and payment of bills.

Respectfully submitted,

Pamela Steinhilber-Daub