



**City of Bayonne**  
**DEPARTMENT OF MUNICIPAL SERVICES**  
**DIVISION OF PLANNING & ZONING**  
**MUNICIPAL BUILDING**  
**630 AVENUE C**  
**BAYONNE, NJ 07002**  
**TELEPHONE: 201-858-6110 Fax: 201-858-6185**  
**E-MAIL: TTuohy@BAYNJ.org**



**JAMES M. DAVIS**  
**MAYOR**

February 28, 2022

Paul N. Weeks, Esq.  
Raff, Masone and Weeks, P.A.  
1083 Avenue C  
Bayonne, NJ 07002

**Re: Proposed Off-Street Parking Space**  
**167 Prospect Avenue; Block 429, Lot 28**

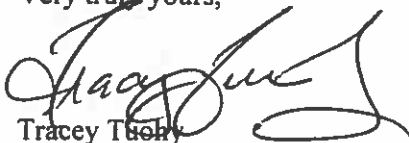
Dear Mr. Weeks:

On behalf of the City of Bayonne, along with our City Engineer, I have reviewed the plans as prepared by Donald Chin Architect, LLC dated December 6, 2021 along with your zoning permit application for the above-referenced property located in the R-2 (Detached/Attached Residential District).

Please be advised that I must deny your application at this time as you do not meet the required lot depth. According to Section 35-17.5.a of the City of Bayonne Zoning Ordinance, a parking stall no less than sixteen and one-half (16.5) feet in depth may be permitted; provided further than that at no time shall any vehicle parked therein encroach upon a public right-of-way. In addition, no driveway curb cut shall exceed ten (10) feet in width and shall be delineated on the plans.

An application to the Zoning Board of Adjustment for a bulk variance will need to be presented for review and approval. Upon review of a complete application and plans by the Board professionals, it may be determined that additional relief is required. Should your client wish to submit an application to the Zoning Board of Adjustment, please contact Alicia Losonczy, Planning Board/Zoning Board of Adjustment Administrator, at 201-858-6182 within twenty (20) days of receiving this letter for further information.

Very truly yours,

  
Tracey Tuohy  
Zoning Officer  
/tt

cc: Mr. Domingo Monegro  
Alicia Losonczy, Planning Board/Zoning Board of Adjustment Administrator