

78 West 16th Street
NARRATIVE STATEMENT OF APPLICANT
FOR CERTIFICATE OF CON CONFORMITY

78 WEST 16TH STREET, BAYONNE, NEW JERSEY 07002
BLOCK - 245 LOT - 33

The property at issue, 78 West 16th Street, (hereinafter the “property”), is a three story residential building located on the South side of 16th Street, between Avenue C and Kennedy Boulevard. The property is located in the R-2 Residential District (R-2) zone based on the current Z oning map of Bayonne. The property is owned by Sewpersaud Ramdad and Leila Ramdad.

Purchased the property in August 2024

Carl Esposito (prior owner)

Three bedroom apartment on the ground floor

Two bedroom apartment on the 2nd Floor

Three bedroom apartment on the 3rd floor

Each apartment has its own electric and gas (three separate electric ,meters, three separate gas meters

It is therefore respectfully requested that the Bayonne Zoning Board approve variances for Ord. 35-5.10(e)(4) Rear Yard Setback; and Ord. 35:17-6 Parking spaces.