



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
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JAMES M. DAVIS
MAYOR

August 6, 2021

Paul N. Weeks, Esq.
Raff & Masone, P.A.
1081 Avenue C
Bayonne, NJ 07002

Re: Proposed Off-Street Parking Space
18 West 40th Street; Block 105, Lot 27

Dear Mr. Weeks:

I am writing in response to your July 29, 2021 letter in which you state you represent your client, Mr. Tharwat Kalds, with regard to the above referenced property. I have reviewed the plans prepared by AS Architectural Design, LLC dated July 27, 2021 for the proposed construction of a carport at 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 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.

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 or an appeal to my decision, please contact Alicia Losonczy, Planning Board/Zoning Board of Adjustment Secretary, at 201-858-6182 for further information.

Very truly yours,

Tracey Tuohy
Zoning Officer
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cc: AS Architectural Design, LLC
Alicia Losonczy, Planning Board/Zoning Board of Adjustment Secretary