

PASSAIC COUNTY CONSTRUCTION BOARD OF APPEALS
AGENDA
JUNE 20, 2024

1) Approval of May 16, 2024 meeting minutes

2) Appeal of Kinga M. Pokigo, 25 Morsemere Road, Hewitt, NJ

Appellant is pro se

Violations: N.J.A.C. 5:23-2.14(a) Failing to file an application with the Construction Official and obtaining the required permits for building, electric, plumbing and fire.

3) Appeal of Strengthen Our Sisters, Inc., 76 Old Route 23, New Foundland, NJ

Appellant is represented by Joel M. Bacher, Esq.

Violations: N.J.A.C. 5 :23-2.23(F) Change of Use

4) Appeal of Haight Fire & Safety (Verdelago's Pizzeria), 2019 Greenwood Lake Turnpike, Suite 1, Hewitt, NJ

Appellant is pro se

Violations: N.J.A.C. 5 :74-2.2 : No fire protection contractor shall engage in the installation, service, repair, inspection or maintenance of fire protection equipment without a valid contractor certification issued by the NJ Division of Fire Safety. Installation of Fire Suppression Sys.

5) Appeal of Rosa Sanchez, 121 Washington Place, Passaic City, NJ

Appellant is represented by Jenee K. Cicciarelli, Esq.

Violations: N.J.A.C. 5 :23-2.32 Unsafe Structure. Existing two-family home damaged by small fire and water from fire department. Both basement and attic show signs of illegal occupancy. Owner shall submit a report from a structural engineer or architect; construction permit applications for renovation and to remove all illegal partitions. (Attic & Basement)

6) Appeal of Luis Francisco, 132 Rock Road, Hawthorne, NJ

Appellant is pro se

Violations: Denial of application for a permit: Plans need to say 3-story structure and will need to go through zoning for approval before plan review.

7) Appeal of Ali Rivera, 126 Fourth Avenue, Hawthorne, NJ

Appellant is represented by Harold P. Cook, Esq.

Violations: N.J.A.C. 5 :23-2.31 Stop Construction Order.

8) Appeal of Zoran Pupovac, 40 Edward Drive, Ringwood, NJ

Appellant is pro se

Violations: Failed to obtain a construction permit as required by N.J.A.C 5:23-2.14(a) roof addition over deck.

9) Appeal of Mohamed A. & Yousuf Alsaydi, 206 W. 3rd Street, Clifton, NJ

Appellant is pro se

Violations: N.J.A.C. 5:23-2.14 (A) No permit/ N.J.A.C. 5:23-2.18 (C) No Inspection for rear deck with ramp.

10) Appeal of Jasmine Williams, 80 Montgomery Street, Paterson, NJ

Appellant is represented by Theresa Richardson, Esq.

Violations: N.J.A.C. 5 :70-3, 703.2.2: Replace missing door closer, N.J.A.C. 5 :70-3, 605.5: Remove extension cord, N.J.A.C. 5 :70-3, 401.3.2: Fire alarm must be reset after activation, N.J.A.C. 5 :70-3, 907.8.1: Repair trouble code, N.J.A.C. 5 :70-3, 401.3.2: System failed to activate horn & strobe & did not send a signal to the fire alarm monitoring company when tested, N.J.A.C. 5:70-3, [A] 103.4, N.J.A.C. 5:70-3, 310.2: Smoking not permitted inside the business, N.J.A.C. 5:70-3, 907.8.2: Annual fire alarm test report required., N.J.A.C. 5:70-3, [A] 103.4: Have a NJ licensed contractor or engineer provide a report or letter certifying the repairs were completed.