

CITY OF HACKENSACK

ZONING BOARD OF ADJUSTMENT

Thursday, March 19, 2026

PLEDGE OF ALLEGIANCE

In accordance with Public Law 1975, Chapter 231, "Open Public Meetings Act", The Zoning Board of Adjustment of the City of Hackensack will conduct a public hearing Thursday, March 19, 2026, in the 3rd floor Council Chambers, City Hall, 65 Central Avenue, Hackensack, New Jersey, at 7:00 p.m. The purpose of this meeting is to consider the below-listed cases, and if possible, render formal decisions. Please note that the order of applications may be modified by the Chairperson at his discretion.

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1. Roll Call
2. Payment of Bills
3. Approval of Minutes of December, 2025 and February, 2026

4. **MEMORIALIZATIONS :**

- a. SP#8-25 V#8-25 [Carmine R. Alampi, Esq.]

Applicant: Kelly Carroll

424 Beech Street - Block: 249, Lot: 10

The Applicant proposes to construct a deck, hot tub, and expand the existing paver patio within the rear yard.

5. **APPLICATIONS:**

- a. SP#53-23 V#53-23 [Carmine R. Alampi, Esq.] [Carried to April 16th]

Applicant: M&J Astaneha

117 Gamewell Street - Block: 222.01, Lot: 33

The Applicant proposes to construct two (2) townhouse buildings. Building No.1 will be located on the corner of Gamewell Street and Park Street and contains four (4) units. Building No. 2 will be located south of Building No. 1 along Park Street and consists of three (3) units. The first floor consists of a utility room, covered entry, hallway, and garage, in each unit. The second floor consists of a living room, kitchen, powder room, and a closet in each unit. The third floor consists of two (2) bedrooms, two (2) bathrooms, four (4) closets, and a laundry room in each unit. Additional site improvements include seven (7) paver driveways that have access to Park Street, the construction of concrete sidewalk and curbing along both Gamewell and Park Street, grading improvements, drainage improvements, utility improvements, and

milling and paving of the intersection south of the proposed dwellings along Park Steet and the Ricardo Place intersection.

b. SP# V# [Joseph Basralian, Esq.] [Carried to April 16, 2026]

Applicant: Vipul Trivedi and Arpita Trivedi

44-50 Kansas Street, Block: 66, Lots: 12.01 & 12.02

The Applicant proposes to raze the existing dwellings and site improvements and construct a six-story, 28-unit multifamily residential dwelling. The ground floor parking garage consists of twenty-one (21) parking spaces, a car lift, garbage/recycling room, package room, lobby, and vestibule. The second-floor parking garage consists of twenty-one (21) parking spaces, bike area, car lift, SPK and water meters room, storage area, electric, and gas meters room. The third through sixth floor consists of four (4) one-bedroom units and three (3) two-bedroom units on each floor. The proposed building will have a total of sixteen (16) one-bedroom units, twelve (12) two-bedroom units, and forty-two (42) parking spaces. Additionally, applicant proposes landscape, lighting, and drainage improvements.

6. Old Business: None

7. New Business: None

8. Public Portion

***Zoning Board of Adjustment
Chairman Carroll***