



BOROUGH OF WALLINGTON

CIVIC CENTER

24 Union Boulevard
Wallington, New Jersey 07057

PLANNING BOARD

ZONING BOARD OF
ADJUSTMENT

MINUTES OF THE September 28, 2021 MEETING OF THE WALLINGTON ZONING BOARD

The September 28, 2021 Meeting of the Wallington Zoning Board was called to order by Chairman John Rebecky at 7:36 PM citing that the Rules of the Sunshine Law were followed with respect to advertising said meeting.

Roll Call: Present: Walter Surdyka, James Furtak, Andrew Donaldson, Chairman John Rebecky, Joseph Ivanicki, Dominick Chirlo, Joseph Aiello

A motion was made by Donaldson and seconded by Chirlo to accept the August 31, 2021 meeting minutes as typed with no corrections or additions.

Roll Call: Ayes: Surdyka, Donaldson, Rebecky, Chirlo, Aiello
Abstain: Furtak, Ivanicki

A motion was made by Ivanicki and seconded by Furtak to mark and file the August/September correspondence list.

Roll Call: Ayes: Surdyka, Furtak, Donaldson, Rebecky, Ivanicki, Chirlo, Aiello

Next Board Attorney Martin Cedzidlo presented the following Resolution: none

The first matter of business was a Use & Parking Variance application by **Elizabeth Barua, 341 Paterson Ave., Block 49.18, Lot 6**. Ms. Barua was present along with her attorney William Torre. She wants to beautify property to make it aesthetically pleasing. The florist does not have a lot of foot traffic, mostly online orders with delivery and no problems parking. She wants to convert existing apartment into storage and build 2 additional apartments. Engineer Abraham Zhinin of Koestner Assoc. discussed lot size, drainage, runoff, remove garage and overhang creating 4 parking spaces. Garbage to be stored inside but can be vented. Questions were asked about snow removal. Architect Tomasz Bona explained the reduction of footprint, scaled down driveway is tight but feasible. Board Attorney Marty Cedzidlo and Mr. Torre had discussion on plans being similar to last years application and had a difference of opinion. Mr. Cedzidlo stated after fire 4 years ago no approval was needed to make renovations. Planner Michael Pessoloano: Exhibit A; Planning Exhibit. He described each picture on all 5 pages. Mr. Cedzidlo questioned where delivery ramp would be moved to if it needed to be relocated. Again, questions about snow removal were asked.

A motion was made by Ivanicki and seconded by Chirlo to deny this application.

Roll Call: Ayes: Surdyka, Furtak, Donaldson, Rebecky, Ivanicki, Chirlo, Aiello


The next 2 applications are carried to the October 26, 2021 meeting with no further notice given:

Application – Bulk Variance: Ruddy Ulloa-Caba, 121 Halstead Ave., Block 25, Lot 9 and

Application – Use Variance: Lou Popstefanov, 67 Paterson Ave., Block 28, Lot 13 & 14

There being no further business before the Board, a motion for adjournment was made at 10:27 PM by Furtak and seconded by Ivanicki.

Roll Call: Ayes: Surdyka, Furtak, Donaldson, Rebecky, Ivanicki, Chirlo, Aiello



Paula Gilbert
Clerk, Recording Secretary

Cc: Borough Administrator, Hector Olmo
Construction Official, Nick Melfi
WPD Chief Imbruglia
Board of Health, Paula Gilbert
Fire Official, Edward Tanderis
Dept. of Public Works, Ray Dynes
Respective files