

Date Issued:	5/8/2023
Application Number:	ZC-41
Application Date:	4/27/2023
Project Number:	
Permit Number:	ZC-41
Fee:	\$100.00

ZONING CEI	RTIFICATE
Worksite 1 GODWIN AVE Location: STUDIO 25 Midland Park Borough, NJ	
Owner: 1 GODWIN AVE LLC Address: 1 GODWIN AVE MIDLAND PARK, NJ 07432	Applicant: ADRIANA GUEVARA Address: 429 EDMUND AVE PATERSON, NJ 07502
Block: 3 Lot: 24.01 Qualifier:	Zone: B-3
This Certifies that an application for the issuance of a ZONING	CERTIFICATE has been examined.
Present Use: (None)	
☐ Non Conforming Use	☐ Non Conforming Structure
Proposed Use: MASSAGE SERVICES	
Work Description:	
ZONING CERTIFICATE -	
Name of Occupant: ANASSA BEAUTY SPA LLC	
Area of Building Sq Ft.: 7174	
Area of Occupant SqFt: 105	
Section of Bldg: STUDIO 25	
PREVIOUS TENANT: N/A	
Application Approved Date: 5/8/2023	
Upon review it was determined that the ZONING CERTIFICATE	∷
 ✓ Permitted by Ordinance ☐ Permitted by Variance approved on: ☐ Approved with Conditions ☐ Valid Nonconforming Use/Structure is established by ☐ Zoning Board of Adjustment 	☐ Zoning Officer

10 . 0 -	
Mal Burner	
Mark Berninger	
Zoning Official	

5/8/2023	
Date	



5/8/2023 Date Issued: ZC-44 Application Number: 5/3/2023 Application Date: Project Number: ZC-44 Permit Number: \$100.00 CHK 101

Fee:

			ZON	ING CEI	RTIFICAT	E
	1 GODWIN STUDIO 6 Midland Pa		ıgh, NJ			
Owner: Address:	1 GODWIN A 1 GODWIN A MIDLAND P	AVE			Applicant: DIANE CHE Address: 345 JEFFEF SADDLE BF	
	3	Lot:	24.01	Qualifier:	Zone: B-3	
This Cert	ifies that an a	pplication	for the issu	ance of a ZONING	CERTIFICATE has bee	n examined.
Present l	Jse: (None)					
	on Conforming Use: MASS		VICES		☐ Non Conforming St	ructure
Work Des	scription:					
ZONIN	G CERTIFICA	ATE -				
Name	of Occupant:	GET TH	E KNOTS C	DUT		
Area o	Area of Building Sq Ft.: 7174					
Area o	Area of Occupant SqFt: 105					
Section	n of Bldg: S	TUDIO 6				
PREVI	OUS TENAN	T: N/A				
Application	n Approved [Date: <u>5/8</u>	2023			
Upon rev	iew it was det	ermined t	hat the ZON	ING CERTIFICATI	Ξ:	
☐ Per		iance app onditions ning Use/		established by	☐ Zoning Officer	

Mark Berninger Zoning Official



5/8/2023 Date Issued: **ZC-46** Application Number: 5/8/2023 **Application Date:** Project Number: Permit Number: **ZC-46** \$100.00

ZONING CERTIFICATE

Worksite 1 GODWIN AVE Location: STUDIO #15

Midland Park Borough, NJ

Owner: 1 GODWIN AVE LLC

Applicant: EMILY WALLIS

Address	S: 1 GODWIN MIDLAND F		07432		Address	HAWTHORNE, NJ 07506	
Block:	3	Lot:	24.01	Qualifier:		Zone: B-3	
This Ce	rtifies that an a	pplication	for the issual	nce of a ZONING	G CERTIFI	CATE has been examined.	
Present	Use: (None)						
□ N Propose	lon Conforminged Use: Persor	g Use nal Servic	e: Beauty Sa	lon COSMETO		Conforming Structure AIRCUTTERS - STYLING	
Work D	escription:						
	NG CERTIFICA of Occupant		STUDIO 15 LL	.c			
Area	of Building So	q Ft.: 717	4				
Area	of Occupant S	SqFt: 210					
Section	on of Bldg: S1	TUDIO 15					
PREV	IOUS TENAN	T: N/A					
Applicat	ion Approved I	Date: <u>5/8/</u>	2023				
Jpon re	view it was det	termined t	hat the ZONII	NG CERTIFICAT	E:		
☐ Pe	ermitted by Ordermitted by Var oproved with Coalid Nonconform	iance app onditions ning Use/	Structure is es	stablished by		ing Officer	
	∐ ∠oning	Board of	Adjustment		201	ing Officer	

Mark Berninger Zoning Official



Date Issued: 5/8/2023 ZC-47 Application Number: 5/8/2023 Application Date: Project Number: **ZC-47** Permit Number: \$100.00 CHK 117 Fee:

ZONING CERTIFICATE

Worksite 1 GODWIN AVE

Location: STUDIO 26

Midland Park Borough, NJ

Owner: 1 GODWIN AVE LLC

Address: 1 CODWIN AVE

Applicant: JESSICA BONILLA

Address: 146 8TH AVE

MIDLAND PARK, NJ 07432					HAWTHORNE, NJ 07506	
Block:	3	Lot:	24.01	Qualifier:	Zone: B-3	
This Ce	rtifies that an ap	plication	for the issuan	ce of a ZONING	CERTIFICATE has been examined.	
Present	Use: Persona	l Service				
☐ N Propose	lon Conforming d Use: Person	Use al Service	e: Beauty Sal	on COSMETO	☐ Non Conforming Structure LOGY - HAIRSTYLING & CUTTING	
Work De	escription:					
	NG CERTIFICA of Occupant:		KATHARINE	LLC		
Area	of Building Sq	Ft.: 7174				
Area	of Occupant S	qFt: 105				
Section	on of Bldg: STI	JDO 26				
PREV	IOUS TENANT	: LEONE	LA PICHARD	0		
Applicat	ion Approved D	ate: 5/8/2	2023			
Upon re	view it was dete	rmined th	at the ZONIN	G CERTIFICAT	E:	
☐ Pe	rmitted by Ording rmitted by Variate proved with Could Nonconform Zoning	ance appr nditions ing Use/S		tablished by	☐ Zoning Officer	

Mark Berninger Zoning Official



5/9/2023 Date Issued: ZC-45 Application Number: 5/5/2023 Application Date:

Project Number:

ZC-45

Permit Number: Fee:

\$100.00 CHK 131

ZONING CERTIFICATE

Worksite	291	GODWIN	AVE
Location:	203	CODWIN	AVE

Midland Park Borough, NJ

Owner: 291 GODWIN LLC C/O SBG

Applicant: VINCENT FAILLA

Address: 455 TARRYTOWN RD ST 1589 WHITE PLAINS, NY 10607					35 HOLLYWOOD AVE AIRFIELD, NJ 07004	
Block:	21	Lot:	12	Qualifier:	Zo	ne: B-2
This Ce	ertifies that an a	pplication	for the issu	ance of a ZONING	CERTIFICA	ΓE has been examined.
Presen	Use: RETAIL	•				
	Non Conformined Use: BUSIN	_	ICE		☐ Non Co	nforming Structure
Work D	escription:					
ZONI	NG CERTIFIC	ATE -				
Nam	e of Occupant	: WESSE	X REALTY	INC dba CENTURY	21 THE CR	OSSING
Area	of Building So	q Ft.:				
Area	of Occupant S	SqFt: 195				
Secti	on of Bldg: Fl	RST FLO	OR			
PRE\	/IOUS TENAN	T: SCAT	TERED GEN	ns		
Applica	tion Approved	Date: <u>5/9</u>	/2023	_		
Upon re	eview it was de	termined	that the ZON	IING CERTIFICATE	≣:	
□ P		riance app onditions ming Use/		established by	☐ Zoning	Officer

Mark Berninger Zoning Official



Date Issued: 5/10/2023
Application Number: ZC-48
Application Date: 5/9/2023
Project Number:

Permit Number:

ZC-48 \$100.00 CHK 3826

70NING CERTIFICATE

ZOMINO OLI	THIOMIL
Worksite 1 GODWIN AVE Location: STUDIO #33 Midland Park Borough, NJ	
Owner: 1 GODWIN AVE LLC Address: 1 GODWIN AVE MIDLAND PARK, NJ 07432	Applicant: DINA SANTERO Address: 36 CENTRE ST WALDWICK, NJ 07463
Block: 3 Lot: 24.01 Qualifier:	Zone: B-3
This Certifies that an application for the issuance of a ZONING	CERTIFICATE has been examined.
Present Use: (None)	
☐ Non Conforming Use Proposed Use: Personal Service: Beauty Salon COSMETOLO	☐ Non Conforming Structure DGIST - HAIR CUTTING, STYLING & CUTTING
Work Description:	
ZONING CERTIFICATE -	
Name of Occupant: HAIR RITUAL LLC	
Area of Building Sq Ft.: 7174	
Area of Occupant SqFt: 105	
Section of Bldg: STUDIO 33	
PREVIOUS TENANT: N/A	
Application Approved Date: 5/10/2023	
Jpon review it was determined that the ZONING CERTIFICATE	<u>:</u>
 ✓ Permitted by Ordinance ☐ Permitted by Variance approved on: ☐ Approved with Conditions ☐ Valid Nonconforming Use/Structure is established by ☐ Zoning Board of Adjustment 	☐ Zoning Officer

Mal Sundy
Mark Berninger
Zoning Official

5/10/2023 Date



Date Issued:

5/19/2023 ZC-50

Application Number: Application Date:

Project Number:

5/18/2023

Permit Number:

ZC-50

Fee:

\$100.00 CHK 2345

ZONING CERTIFICATE

Worksite 1 GODWIN AVE Location: STUDIO #29

Midland Park Borough, NJ

Owner:

1 GODWIN AVE LLC

Address: 1 GODWIN AVE

Applicant: MICHELE LITTERIO

Address: 126 ARNOT PL

PARAMUS, NJ 07652

MIDLAI	MIDLAND PARK, NJ 07432			PARAMOO, NO 07002		
Block: 3	Lot:	24.01	Qualifier:	Zone: B-3		
This Certifies that	an applicatio	n for the issu	ance of a ZONING	CERTIFICATE has bee	en examined.	
Present Use: (No	ne)					
☐ Non Confor	ming Use rsonal Servi	ce: Beauty S	Salon COSMETOL	☐ Non Conforming S OGY - HAIR COLORIN	tructure G, STYLING, CUTTING	i
Work Description:						
ZONING CERT	FICATE - Na	me of Occu	pant: SALON BLU	J		37
Area of Buildin	g Sq Ft.: 71	74				
Area of Occupa	ant SqFt: 150)				
Section of Bldg	: STUDIO #2	29				
PREVIOUS TEN	IANT: N/A					
Application Approv	/ed Date: <u>5/1</u>	9/2023				
Jpon review it was	s determined	that the ZON	ING CERTIFICATE	:		
☐ Approved wi☐ Valid Nonco	Variance ap	/Structure is	established by	☐ Zoning Officer		

& Burny Mark Berninger Zoning Official

5/22/2023

Date



ZC-54 5/31/2023

Application Date: Project Number:

Permit Number:

6/1/2023

ZC-54

\$100.00 CHK 1424

ZONING CERTIFICATE

Worksite	85 GODWIN AVE
Location:	CODE NINJAS
	Midland Park Ro

Midland Park Borough, NJ

UB MIDLAND PARK I LLC Address: 321 RAILROAD AVE

Applicant: MEGAN CALLEA Address: 6 KATHARINA PL

Fee:

GREENWICH	I, CT 06	330	WASHINGTON TWP, NJ 07676		
Block: 3	Lot:	11	Qualifier:	Zone: B-3	
This Certifies that an ap	plication	for the issuance	e of a ZONING (CERTIFICATE has been examined.	
Present Use: TUTORIN	IG/INST	RUCTION			
☐ Non Conforming Proposed Use: TUTORI		RUCTION		☐ Non Conforming Structure	
Work Description:				2	
ZONING CERTIFICA	TE -			1.	
Name of Occupant:	CODE	IINJAS			
Area of Building Sq	Ft.: 130	,000			
Area of Occupant So	Ft: 3,02	25			
Section of Bldg: IN-	LINE WI	TH RETAIL			
PREVIOUS TENANT:	CODE	NINJAS			
Application Approved Da	ate: 6/6/	2023			
Upon review it was dete	rmined th	nat the ZONING	CERTIFICATE:		
 ✓ Permitted by Ordir ☐ Permitted by Varia ☐ Approved with Cor ☐ Valid Nonconformi 	nce app nditions ng Use/s	-	blished by	☐ Zoning Officer	
_ Zoning L	Jour 01	, ajaannam			

Dung Mark Berninger Zoning Official



Application Date:

Project Number:
Permit Number:

ZC-51

6/6/2023

5/26/2023

ZC-51

Fee:

\$100.00 CHK 4984

ZONING CERTIFICATE

Worksite Location	648 GODWI UNIT # 12 Midland Par		gh, NJ				
Owner: Address:	ARV AT MID 100 PASSAIC FAIRFIELD, I	C AVE S	TE 150			t: JAMES RODANO 169 BEHNKE AVE PARAMUS, NJ 0765	2
	45	Lot:	7	Qualifier:		Zone: B-1	
This Cer	tifies that an ap	plication	for the issuanc	e of a ZONING	CERTIFIC	CATE has been examin	ed.
Present l	Jse: CLEANE	RS/LAUI	NDRY				
	on Conforming d Use: KITCHE		H CABINET -	SHOWROOM	☐ Non (Conforming Structure	
Work De	scription:						
ZONIN	G CERTIFICA	TE -					
Name	of Occupant:	NEW JEF	RSEY CABINE	T DISTRIBUTO	RS LLC		
Area o	f Building Sq	Ft.: 22,1	00				
Area o	of Occupant So	ąFt:					
Sectio	n of Bldg: 700)					
PREVI	OUS TENANT	: RAY'S	CLEANERS				
Application	on Approved Da	ate: 6/6/2	2023	¥			
Upon rev	iew it was dete	rmined th	nat the ZONING	S CERTIFICATE	i:		
☐ Pei	mitted by Ordir mitted by Varia proved with Cor id Nonconform	ance appr nditions		ablished by			

Mark Berninger Zoning Official

☐ Zoning Board of Adjustment

6/6/2023 Date

☐ Zoning Officer



Date Issued:

Application Number:

Application Date: Project Number:

Permit Number:

Fee:

6/6/2023

ZC-52

5/30/2023

ZC-52

e: \$100.00 CHK 0312

ZONING CERTIFICATE

	227 GODW Midland Pa		ıgh, NJ					
Owner: Address Block:	SEOKGOK I 20 ADELAID ENGLEWOO	E PL	2020	Qualifier:	Address:	EUN KYUNG 21 RIVER ST APT 384 LITTLE FERR Zone: B-1		
				e of a ZONING	CERTIFIC	ATE has been	examined.	
	Use: Persona							
	on Conforming d Use: Person		e: Nail Salon		☐ Non C	onforming Stru	ucture	
Work De	escription:							
ZONIA Name	G CERTIFICA of Occupant:	TE - TRISEV	EN NAILS LLO	;				
Area	of Building Sq	Ft.: 250	0					
Area	of Occupant S	qFt: 120	0			ē		
Section	on of Bldg: FIF	RST FLO	OR					
	IOUS TENANT on Approved D							
Upon rev	view it was dete	ermined th	nat the ZONING	G CERTIFICATE	:			
☐ Pe		ance appr Inditions Ing Use/S	roved on: Structure is esta Adjustment	ablished by	☐ Zonin	ng Officer		

Mark Berninger Zoning Official



Application Date:

Project Number: Permit Number:

Fee:

6/6/2023

ZC-53

5/30/2023

ZC-53

\$100.00 CHK 131

ZONING CERTIFICATE

Worksite Location		R FUND				
Owner: Address	PREMIUM M : 66 GODWIN MIDLAND PA	AVE	MENT SERVIC 07432	ES LLC	Applicant: JOSEPH Pl Address: 431 LAFAY WYCKOFF	ETTE AVE
Block:	6	Lot:	1.03	Qualifier:	Zone: B-3	
This Cer	tifies that an ap	plication	for the issuand	e of a ZONING	CERTIFICATE has bee	en examined.
Present	Use: RETAIL					
	on Conforming d Use: BUSINE		CE		☐ Non Conforming S	tructure
Work De	scription:					
ZONIN	IG CERTIFICA	TE -				
Name	of Occupant:	NORTHS	TAR FUNDIN	G INC		
Area o	of Building Sq	Ft.: 2037	•			
Area o	of Occupant So	qFt: 1000				
Sectio	n of Bldg: FIF	RST FLOO	DR			
PREVI	OUS TENANT	: GEM A	ND I			
Application	on Approved D	ate: 6/6/2	2023			
Upon rev	riew it was dete	rmined th	at the ZONING	G CERTIFICATE	:	
☐ Pei	rmitted by Ordin rmitted by Varia proved with Co id Nonconform Zoning	ance appr nditions ing Use/S	-	ablished by	☐ Zoning Officer	

Mark Berninger Zoning Official



Worksite 1 GODWIN AVE

Date Issued:
Application Number:

Application Date:

Project Number: Permit Number:

Fee:

6/6/2023 ZC-55

ZC-55 5/31/2023

ZC-55

\$100.00 CHK 157

ZONING CERTIFICATE

Location: SUITE #16 Midland Pa	ark Borough, NJ			
Owner: 1 GODWIN A Address: 1 GODWIN A MIDLAND P			pplicant: MELISSA QUINN ddress: 64 COTTAGE ST MIDLAND PARK, NJ	07432
Block: 3	Lot: 24.01	Qualifier:	Zone: B-3	
This Certifies that an a	pplication for the issuance	ce of a ZONING C	ERTIFICATE has been examine	d.
Present Use: (None)				
Non Conforming Proposed Use: Person	g Use nal Service: Beauty Salo		☐ Non Conforming Structure	
Work Description:				
ZONING CERTIFICA	ATE -			
Name of Occupant:	MELISSA'S HAIR CHA	AIR		
Area of Building Sq	Ft.: 7174			
Area of Occupant S	iqFt: 111			
Section of Bldg: St	UITE #16			
PREVIOUS TENANT	Γ: N/A			
Application Approved D	Date: 6/6/2023			
Upon review it was dete	ermined that the ZONING	G CERTIFICATE:		
	iance approved on:	ablished by	☐ Zoning Officer	

Mark Berninger Zoning Official



Application Date:

Project Number: Permit Number:

Fee:

6/6/2023

ZC-56 5/31/2023

ZC-56

\$100.00 CHK 530

ZONING CERTIFICATE

W	or	ks.	ite
		-	

1 GODWIN AVE

Location: STUIDIO #32

Midland Park Borough, NJ

Owner: 1 GODWIN AVE LLC

Address: 1 GODWIN AVE

Applicant: JOHN DAMIANI Address: 823 MURRAY ST

	MIDLAND I	PARK, N.	J 07432		ELIZABETH, NJ 07202	
Block:	3	Lot:	24.01	Qualifier:	Zone: B-3	
This Ce	rtifies that an	– applicatio	n for the issu	ance of a ZONING C	ERTIFICATE has been examined.	
Present	Use: (None)					
	Non Conformined Use: Perso		ce: Beauty S	,	☐ Non Conforming Structure	
7.	escription:					
ZONI	NG CERTIFIC	ATE -				
Name	of Occupant	:: JUD SI	ERVICES			
Area	of Building S	q Ft.: 71	74			
Area	of Occupant	SqFt: 21	0			
Section	on of Bldg: S	TUDIO#	32			
PREV	IOUS TENAN	T: GIAN	NA ZOCCO			
Applicat	ion Approved	Date: <u>6/6</u>	/2023			
Upon re	view it was de	termined	that the ZON	IING CERTIFICATE:		
☐ Pe	ermitted by Ordermitted by Va pproved with C	riance ap				

Bung Mark Berninger Zoning Official

☐ Valid Nonconforming Use/Structure is established by

□ Zoning Board of Adjustment

6/6/2023

Date

☐ Zoning Officer