

**Zoning Certificate Checklist**

1. Is the property located in the I-1 or I-2 Zone? Yes  No .
2. If yes, the application must be submitted to the Planning Board pursuant to 34-21.3d.
3. Is the Proposed use permitted? Yes  No .
4. If no, application must be made to the Zoning Board of Adjustment.
5. Is there an increase in the parking requirements for the proposed over the previous use?  
Yes  No .
6. If no, skip to question #9.
7. If yes, does the site have enough parking spaces to meet the requirements of the Zoning Ordinance?  
Yes  No .
8. If the answer to question #7 is no, an application must be made to the Zoning Board for a Parking variance.
9. Is there an accurate site plan, existing conditions plan, or an As-Built drawing on file, approved by the Planning Board or Zoning Board? Yes  No .

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1. If the property is in the I-1 or I-2 zone, the applicant must submit a plan and parking analysis to the Planning Board for approval.
  2. If the property is in the B-1, B-2, or B-3 Zone, the zoning officer at his discretion, may approve the plan and parking analysis for the purposes of issuing the Zoning Certificate.

NAME OF APPLICANT STASHHHLOOT LLC

ADDRESS 189 GREENWOOD AVE BLOCK 35 LOT 1 ZONE I-2

PREVIOUS TENANT GODWIN TOOL & HARDWARE PREVIOUS USE RETAIL SALES

UNIT# ENTIRE AREA Sq. Ft. 8489 PROPOSED USE INTERNET SALES & STORAGE OF MISC. ITEMS

CHANGES →

RELOCATION? — PHONE 917-299-4455 EMAIL Jonathan@STASHHHLOOT.COM

DATE 9/22/23 ZONING OFFICIAL Mal Bunday APPROVED-Yes  No

BD OF HEALTH APPROVAL REQUIRED - Yes  No  PB APPROVAL REQUIRED - Yes  No

UCC USE GROUP: PREVIOUS USE B PROPOSED USE B CCO REQUIRED? No.

### APPLICATION FOR ZONING CERTIFICATE FOR NON-RESIDENTIAL USE

REC'D AT BORO OF MIDLAND PARK

\$100 APPLICATION FEE  
PAYABLE TO "BOROUGH OF MIDLAND PARK"

280 Godwin Avenue  
Borough of Midland Park, NJ 07432

SEP 19 2023

Cash \_\_\_\_\_ Check # 1002 (AS)

BUILDING DEPT.

STREET ADDRESS OF PROPERTY: 189 Greenwood Avenue, Midland Park, New Jersey 07432 ZONE: I-2 BLOCK: 35 LOT: 1

NAME OF OCCUPANT: \*\* StashhhLoot LLC / StashhhLoot Inc AREA OF BLDG.- SQ.FT. 8,489 sq ft AREA OF OCCUPANT- SQ.FT. 8,489 sq ft SECTION OF BLDG. entire bldg

SOLE PURPOSE OF OCCUPANCY/PLANNED USE (INCLUDING PRODUCTS OR SERVICES SOLD/MANUFACTURED):  
We plan to use the space to store our products and host livestreams selling those products. The main products are comics, trading card games, sports cards, pop culture memorabilia and figurines.

PREVIOUS TENANT, IF APPLICABLE: Godwin Tool

NAME OF APPLICANT - IF A CORPORATION, NAME AND ADDRESS OF INDIVIDUAL MAKING APPLICATION:  
Jonathan Negron

APPLICANT'S ADDRESS: 227 Main Street Suite 1 New Milford, NJ 07646

APPLICANT'S PHONE: 917-299-4455 E-MAIL: jonathan@stashhhloot.com

NAME OF OWNER OF BUILDING: Dr Ali Mazandarani ADDRESS OF OWNER: 33 Central Ave Midland Park, NJ 07432

CERTIFICATION THAT ALL CONDITIONS OF SITE PLAN AND BUILDING PERMIT HAVE BEEN MET: [Signature]  
(PROPERTY OWNER SIGNATURE)

LIST OF ALL OTHER OCCUPANTS OF BUILDING	
Name:	Type of Business:
N/A	N/A

Incoming Shipments	TYPE CONVEYANCE	PRODUCT	COMMENTS
Number Weekly: <u>TBD</u>	<u>TBD</u>	<u>Comics, Figures, TCG</u>	
Outgoing Shipments			
Number Weekly: <u>TBD</u>	<u>TBD</u>	<u>Comics, Figures, TCG</u>	

NUMBER OF PEOPLE: Min 1 Max 20 for now NUMBER OF DAILY CUSTOMERS/VISITORS: No one outside of team members WILL YOU DEAL WITH THE GENERAL PUBLIC? YES  NO

HOURS OF OPERATION: From 8am To 10pm NUMBER OF DAYS OPEN WEEKLY: 5-7

GALS. WATER USED: TBD EXTENT OF NOISE: Minimal

FUMES OR ODORS: N/A OTHER NUISANCES: N/A

ANY FLAMMABLES OR EXPLOSIVES USED OR STORED?  NO  YES

PROPOSED PERIOD OF OCCUPANCY: FROM 2023 TO 2026

Note: A SIGN PERMIT IS REQUIRED FOR ANY NEW SIGNS OR SIGN CHANGES - FLAGS AND BANNERS ALSO REQUIRE PERMITS. NEON SIGNS ARE PROHIBITED

\*\* EACH OCCUPANT MUST HAVE ITS OWN CERTIFICATE OF OCCUPANCY. IF YOU VACATE, THE NEW OCCUPANT WILL REQUIRE A NEW CERTIFICATE

APPLICANT SIGNATURE [Signature] DATE 08/02/2023