

Luis Alicea
973-336-8780
Inkdyoutattoos@gmail.com
April 12, 2025

To the Town of Bloomfield,
1 Municipal Plaza, Bloomfield, NJ 07003

Dear Members of the Town Council / To Whom It May Concern,

My name is Luis Alicea, and I am writing to formally express my intention to open a tattoo shop in the town of Bloomfield, New Jersey. This business venture is both a personal and professional milestone for me, and I am deeply committed to ensuring that it contributes positively to the town I consider home.

I attended Bloomfield high school, and my connection to the community runs deep—my father is a longtime resident and homeowner in town, and I've spent many years here growing as both a person and an artist. Now, I hope to return the support I've received from this community by opening a shop that reflects its diversity, creativity, and spirit.

Tattooing, for me, is more than just a profession—it's a form of meaningful art that allows people to tell their stories, honor their journeys, and express themselves in deeply personal ways. I am passionate about creating a safe, inclusive, and inspiring environment where clients feel comfortable and respected. In addition to offering high-quality custom tattoo work, I plan to engage with the local community through art events, collaborations, and charitable efforts aimed at giving back to the town that helped shape who I am.

I kindly ask for your support as I move forward with this endeavor. I'm confident that my shop will not only be a reputable and professionally run business, but also a positive presence in Bloomfield. I look forward to working closely with the town to ensure all requirements are met and to contribute meaningfully to the local economy and culture.

Thank you for your time and consideration.

Sincerely,
Luis Alicea

1 Municipal Plaza
Room 105
Bloomfield, NJ 07003-3487



Telephone: (973) 680-4167
Fax: (973) 680-1652
www.bloomfieldtwpnj.com

**Township of Bloomfield
Community Development Department
Construction, Planning and Zoning Divisions**

February 6, 2025

Inkdyou
C/O Luis Alicea Jr.
301 7th Ave
Newark NJ 07424

Re: Permit #25-0060

Dear Owner:

I am in receipt of your zoning application for a tattoo parlor at 224 Broughton Ave. Please understand that this is a legal non-conforming building in the R-1B Zone, per code tattoo shops are only permitted in the B-2 and CBD Zones.

Therefore this office cannot approve the application.

Any further questions feel free to reach out to me.

Thank you

Robert Beese, Deputy Zoning Officer
Township of Bloomfield
1 Municipal Plaza, Room 105
Bloomfield, New Jersey 07003
Phone: (973) 680-4000 ext 4167
Fax: (973) 680-1652
E-mail: rbeese@bloomfieldtwpnj.com

Standard Development Application

Township of Bloomfield
LAND DEVELOPMENT
315 Attachment 6

Original

Below please provide the information requested. Complete only the boxes/spaces that apply to your project. If a box/space on this application does not apply, please leave it blank.

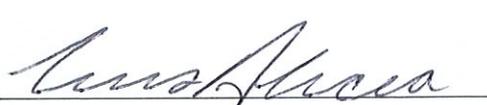
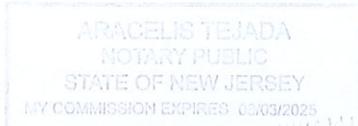
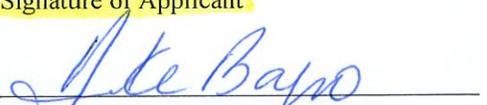
Township of Bloomfield Standard Development Application				
TO BE COMPLETED BY TOWNSHIP STAFF ONLY				
Date Filed:		Date Deemed Complete:		Application No:
GENERAL INSTRUCTIONS: To the extent possible, applicant shall complete every question. When completed, this application shall be submitted to the Planning Board Secretary (if an application to the Planning Board) or the Zoning Officer (if an application to the Board of Adjustment). The proper application and escrow fees must accompany the application. Do not advertise for a public hearing until you are advised to do so by the Board.				
Indicate to which Board application is being made:				
<input type="checkbox"/> Planning Board		<input checked="" type="checkbox"/> Zoning Board of Adjustment		
Indicate all approvals and variances being sought:				
<input type="checkbox"/> Informal Review	<input type="checkbox"/> Prelim. Major Site Plan		<input type="checkbox"/> Interpretation	
<input type="checkbox"/> Bulk Variance(s)	<input type="checkbox"/> Final Major Site Plan		<input type="checkbox"/> Fill or Soil Removal Permit	
<input checked="" type="checkbox"/> Use Variance	<input type="checkbox"/> Prelim. Major Subdivision		<input type="checkbox"/> Waiver of Site Plan Requirements	
<input type="checkbox"/> Conditional Use Variance	<input type="checkbox"/> Final Major Subdivision			
<input type="checkbox"/> Minor Site Plan	<input type="checkbox"/> Appeals from Decision of Admin. Officer			
<input type="checkbox"/> Minor Subdivision	(attach the denial/decision)			
1. APPLICANT				
Name <i>Luis Alicea</i>			Address <i>301 7th Ave.</i>	
City <i>Newark</i>	State <i>N.J.</i>	Zip <i>07107</i>	Telephone <i>913-336-8780</i>	Fax
2. PROPERTY OWNER (if other than applicant)				
Name <i>Hike Bajro</i> <i>Bajro Management LLC</i>			Address <i>14 Notch Park Rd.</i>	
City <i>Little Falls</i>	State <i>N.J.</i>	Zip <i>07424</i>	Telephone <i>347-971-1993</i>	Fax
3. SUBJECT PROPERTY (attach additional sheets if necessary)				
Street Address <i>224 Broughton Ave.</i>			Block(s) and Lot(s) Numbers <i>901 Lot 1</i>	
Site Acreage and Square Footage		Zone District(s) <i>R-1B</i>	Tax Sheet Nos.	

Please print your email address *Inkdyoutattoos@gmail.com*

BLOOMFIELD CODE

Present Use - how is the area currently being used?				
vacant				
Proposed Development Name and Nature of Use				
Inkdyou tattoos tattoos/art				
Number of New Buildings	Square Feet of New Building(s)	Height	% of Lot to be Covered by Buildings	
% of Lot to be Covered by Pavement	Number of Parking Spaces and Dimensions		Dimensions of Loading Area(s)	
Exterior Construction Material/Design				
Total Cost of Building and Site Improvements	Number of Lots Before Subdivision	Number of Lots After Subdivision	Are Any New Streets or Utility Extensions Proposed?	
Number of Existing Trees, Two-Inch Caliper or Greater, to be Removed	Are Any Structures to be Removed?		Number of Proposed Signs and Dimensions	
Is Soil Removal or Fill Proposed? Specify Total in Cubic Yards.		Is the Property Within 200 feet of an Adjacent Municipality? If so, which.		
4. Are there any existing or proposed deed restrictions or covenants? Please detail.				
5. HISTORY OF PAST APPROVALS <input type="checkbox"/> Check here if none				
	APPROVED	DENIED	DATE	
<i>Subdivision</i>				
<i>Site Plan</i>				
<i>Variance(s)</i>				
<i>Building Permit</i>				
6. APPLICANT'S ATTORNEY (if applicable)				
Name		Address		
City	State	Zip	Telephone	Fax

LAND DEVELOPMENT

7. NAMES OF PLAN PREPARERS				
Engineer's Name		Address		
City	State	Zip	Telephone	License #
Surveyor's Name		Address		
City	State	Zip	Telephone	License #
Landscape Architect or Architect's Name		Address		
City	State	Zip	Telephone	License #
8. FEES SUBMITTED				
<i>Application Fees</i>				
<i>Variance Fees</i>				
<i>Escrow Fees</i>				
<i>Total Fees</i>				
CERTIFICATION				
<p>I certify that the foregoing statements and the materials submitted are true. I further certify that I am the individual applicant or that I am an officer of the corporate applicant and that I am authorized to sign the application for the corporation or that I am a general partner of the partnership applicant. I hereby permit authorized Township officials to inspect my property in conjunction with this application.</p>				
			Sworn to and subscribed before me this date	
			2/24/25	
 Signature of Applicant				
 Property Owner Authorizing Application if Other Than Applicant		Notary Public		

Owners Statement # 6 on the checklist

- a. Date of acquisition of property, and from whom.
- b. The number of existing and proposed dwelling units.
- c. State whether the applicant or owners own or are under contract to purchase any adjoining lands. Set forth lot and block number(s).
- d. State whether the application is or is not to be accompanied by a separate application for subdivision, site plan or conditional use approval.

a. I Hike Bayro purchased the property located at
224 Broughton Ave Bloomfield, NJ 07003
(Property address)
on July 2016 from Thomas Mostello
(Date) (Name of the person you purchased the property from)

b. There is/are 1 existing dwelling(s), _____ proposed.
(how many?) (how many?)

c. **Check one:**
I/We are under contract to purchase any adjoining lands. **Include the Block and Lot numbers. Block _____ Lot _____**
I/We are NOT under contract to purchase any adjoining lands.

d. This application is accompanied by a separate application for subdivision.
This application is NOT accompanied by a separate application for subdivision.

Hike Bayro
Signature

2/24/25
Date

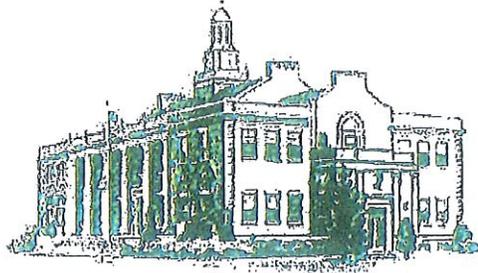
Aracelis Tejada

ARACELIS TEJADA
NOTARY PUBLIC
STATE OF NEW JERSEY
MY COMMISSION EXPIRES 03/03/2025

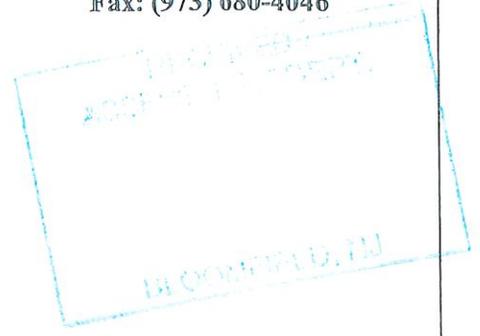


David Tax Assessor

1 Municipal Plaza
Room 106
Bloomfield, NJ 07003-3487
www.bloomfieldtwpnj.com



dlois@bloomfieldtwpnj.com
Telephone: (973) 680-4021
Fax: (973) 680-4046



Township of Bloomfield Tax Assessor

PROPERTY LIST REQUEST

The following form should be submitted to the Tax Assessor in order to obtain a 200 foot property list in anticipation of a Planning or Zoning Board application and the notice required.

A fee of \$10 (check/money order payable to the Township of Bloomfield) is required and due when the list is picked up from the Assessor's office. Staff will contact you when the list is complete.

pena
3/4/25
@10
S

I am requesting a list of property owners within two hundred feet of the following subject property:

ADDRESS: 224 Broughton Ave Bloomfield NJ 07003
OWNER: Alice Bajro
BLOCK(S): 901 LOT(S): 1

REQUESTER'S NAME: Luis Alicea

ADDRESS: 301 7th Avenue West

EMAIL: inkdyoutattoos@gmail.com TELEPHONE: 973-336-8730

Luis Alicea 2-18-25
Signature of Requester Date

FOR OFFICE USE ONLY:
Received: Completed 3/5/25
Completed: _____

March 4, 2025
12:49 PM

BLOOMFIELD TOWNSHIP
Tax Account Detail Inquiry

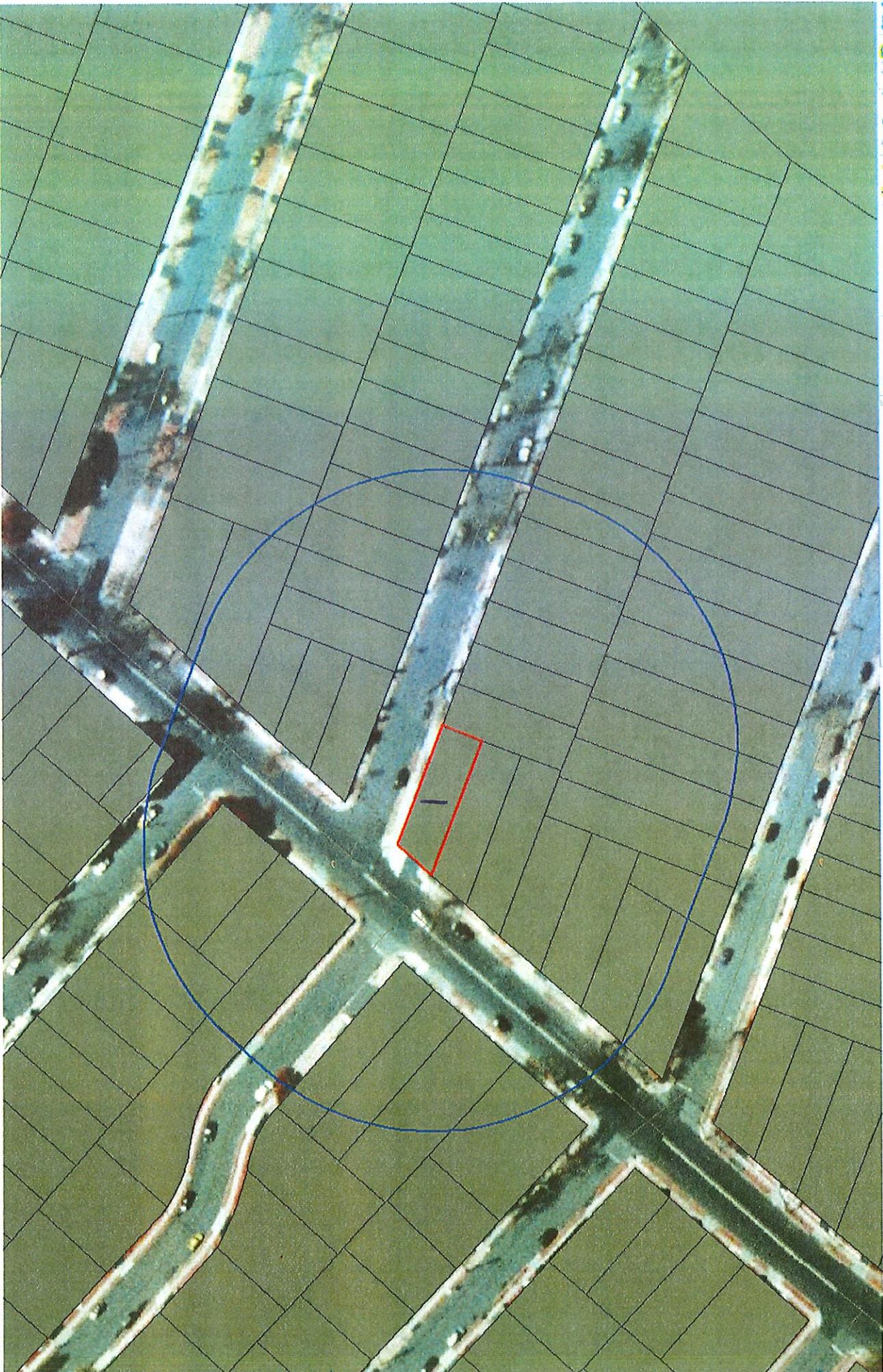
BLQ: 901. 1.
Owner Name: BAJRO MANAGEMENT, LLC

Tax Year: 2024 to 2024
Property Location: 224 BROUGHTON AVE

Tax Year: 2024	Qtr 1	Qtr 2	Qtr 3	Qtr 4	Total
Original Billed:	3,053.95	3,053.94	3,265.15	3,306.26	12,679.30
Payments:	3,053.95	3,053.94	3,265.15	3,306.26	12,679.30
Balance:	0.00	0.00	0.00	0.00	0.00

Date	Qtr	Type	Code	Check No	Mthd	Reference	Batch Id	Principal	Interest	2024 Prin Balance
								12,679.30		12,679.30
		Original Billed								
01/26/24	1	Payment	001	3866424784	CK	92924	20 WIPT0126	3,053.95	0.00	9,625.35
		WIPP								
04/24/24	2	Payment	001	3872765302	CK	94553	9 WIPT0424	3,053.94	0.00	6,571.41
		WIPP								
10/25/24	3	Payment	001	3884420117	CK	97646	15 WIPT1025	3,265.15	102.14	3,306.26
		WIPP								
10/25/24	4	Payment	001	3884420117	CK	97646	16 WIPT1025	3,306.26	0.00	0.00
		WIPP								

Total Principal Balance for Tax Years in Range: 0.00



VARIANCE REPORT (200 Ft)

Essex County

Block Lot Qual	Property Location Additional Lot Additional Lot	Property Class	Owner Address City, State	Zip Code
830 6	205 BROUGHTON AVE	2	LEON, LUIS ALEJANDRO RODRI 205 BROUGHTON AVE BLOOMFIELD, NJ	07003
900 4	210 BROUGHTON AVENUE	2	MAHER, THOMAS P. 210 BROUGHTON AVENUE BLOOMFIELD, NJ	07003
900 5	214 BROUGHTON AVENUE	2	MAIORCA, JOANNE 214 BROUGHTON AVE BLOOMFIELD, NJ	07003
900 6	218 BROUGHTON AVENUE	2	LAMPE, DONNA 218 BROUGHTON AVENUE BLOOMFIELD, NJ	07003
900 7	220 BROUGHTON AVENUE	2	JONES, JESSICA ESTHER ET AL. 220 BROUGHTON AVENUE BLOOMFIELD, NJ	07003
900 8	10 NORWOOD PLACE	2	FURLOW-APONTE,JOSHUA+CHAUCA,JENNIFE 10 NORWOOD PLACE BLOOMFIELD, NJ	07003
900 9	12 NORWOOD PLACE	2	ZUNIGA, WALTER & CRUZ, ERANDY 12 NORWOOD PLACE BLOOMFIELD, NJ	07003
900 10	14 NORWOOD PLACE	2	LOPEZ, HEVER & BAUTISTA, VIRGINIA 14 NORWOOD PL BLOOMFIELD, NJ	07003
900 11	16 NORWOOD PLACE	2	VALMORES,C. & O'DONNELL,COREY 16 NORWOOD PLACE BLOOMFIELD, NJ	07003
900 12	20 NORWOOD PLACE	2	SENATUS, REMARD & RITHA 20 NORWOOD PLACE BLOOMFIELD, NJ	07003
901 2	228 BROUGHTON AVENUE	2	SPEZZANO, CAROL 228 BROUGHTON AVENUE BLOOMFIELD, NJ	07003
901 3	230 BROUGHTON AVENUE	2	ALBERSTADT, KEITH & LESLIE 230 BROUGHTON AVENUE BLOOMFIELD, NJ	07003
901 4	232 BROUGHTON AVENUE	2	LAINEZ CHOEZ, FRANCISCO 232 BROUGHTON AVENUE BLOOMFIELD, NJ	07003

VARIANCE REPORT (200 Ft)

Essex County

Block Lot Qual	Property Location Additional Lot Additional Lot	Property Class	Owner Address City, State	Zip Code
901 5	234 BROUGHTON AVENUE	2	BIEKSHA, JOHN A & CARRIE L 234 BROUGHTON AVE BLOOMFIELD, NJ	07003
901 6	238 BROUGHTON AVENUE	2	NIEVES, IRMA G. 238 BROUGHTON AVE BLOOMFIELD, NJ	07003
901 7	240-242 BROUGHTON AVENUE	2	COMEAU, DEBORAH JEAN 240-242 BROUGHTON AVE. BLOOMFIELD, NJ	07003
901 8	10 WALTER STREET	2	WRIGHT, REUBEN M.JR.& VERONICA 10 WALTER STREET BLOOMFIELD, NJ	07003
901 9	14 WALTER STREET	2	MARTINEZ, JASON & CARMEN 14 WALTER ST BLOOMFIELD, NJ	07003
901 10	18 WALTER STREET	2	CROTHERS, LORI ANN 18 WALTER STREET BLOOMFIELD, NJ	07003
901 11	20 WALTER STREET	2	PERFETTO, N.C.& MORGAN, L.M. 20 WALTER STREET BLOOMFIELD, NJ	07003
901 12	22 WALTER STREET	2	SERAFIN, JOHN R. 22 WALTER STREET BLOOMFIELD, NJ	07003
901 13	24 WALTER STREET	2	KELM, JENNIFER 24 WALTER STREET BLOOMFIELD, NJ	07003
901 14	26 WALTER STREET	2	COLLINS, BRIAN F. & MICHELLE T. 26 WALTER STREET BLOOMFIELD, NJ	07003
901 15	30 WALTER STREET	2	CALLEROS, GEORGE & LISA 30 WALTER ST BLOOMFIELD, NJ	07003
901 24	11 NORWOOD PLACE	2	OYAWUSI, HELEN & JULIUS 11 NORWOOD PLACE BLOOMFIELD, NJ	07003
901 25	13 NORWOOD PLACE	2	MACGREGOR, MITCHELL 120 WALNUT ST MONTCLAIR, NJ	07042

VARIANCE REPORT (200 Ft)

Essex County

Block Lot Qual	Property Location Additional Lot Additional Lot	Property Class	Owner Address City, State	Zip Code
901 26	15 NORWOOD PLACE	2	HAMDAN, HAMZEH 15 NORWOOD PL BLOOMFIELD, NJ	07003
901 27	17 NORWOOD PLACE	2	D'ADEZIO, PATRICK & THERESA 17 NORWOOD PLACE BLOOMFIELD, NJ	07003
901 28	21 NORWOOD PLACE	2	SILVA, ISEQUIEL 21 NORWOOD PLACE BLOOMFIELD, NJ	07003
901 29	23 NORWOOD PLACE	2	LUPO, MARIE M 23 NORWOOD PLACE BLOOMFIELD, NJ	07003
919 1	219 BROUGHTON AVENUE	2	MOLINA, FLOR 219 BROUGHTON AVENUE BLOOMFIELD, NJ	07003
919 2	10-12 KETNER STREET	2	CUNHA, JOHN C & CRUZ, DANIELLA M 10-12 KETNER ST BLOOMFIELD NJ	07003
919 57	237 BROUGHTON AVE.	2	CONSTANTINO, VALERIE PUZIO 237 BROUGHTON AVENUE BLOOMFIELD, NJ	07003
919 58	10 TOMAR COURT	2	NOWAKOWSKI, ADRIANA & FRANK 10 TOMAR CT BLOOMFIELD, NJ	07003
919 59	233-235 BROUGHTON AVE	2	MOTTOLA, ARMANDO 233-235 BROUGHTON AVE BLOOMFIELD, NJ	07003
919 60	231 BROUGHTON AVE	2	SCHWARTZ, JONATHAN I & REBECCA 231 BROUGHTON AVE BLOOMFIELD, NJ	07003
919 61	229 BROUGHTON AVE	2	MAREJO,ALVIN & ROSARIO, KEYLA 229 BROUGHTON AVE. BLOOMFIELD, NJ	07003

TOWNSHIP OF
BLOOMFIELD PUBLIC
UTILITY LIST

Township of Bloomfield
Municipal Clerk
1 Municipal Plaza
Bloomfield, NJ 07003

PSEG
Manager -- Corporation Properties
80 Park Plaza T-6B
Newark, NJ 07102

New Jersey Turnpike Authority
PO Box 5042, 581 Main Street
Woodbridge, NJ 07095

Passaic Valley Water Commission
1525 Main Avenue
PO Box 230
Clifton, NJ 07015

City of Newark Water Bureau
1294 McBride Avenue
Little Falls, NJ 07424

North Jersey Dist. Water Supply Comm.
741 Ringwood Avenue
Wanaque, NJ 07465

Transcontinental Gas Pipelines
PO Box 2400
Tulsa, OK 74102

Township of Bloomfield
Sub. Cable/Comcast
800 Rahway Avenue
Union, NJ 07083

TOWNSHIP OF
BLOOMFIELD PUBLIC
UTILITY LIST

Verizon
PO Box 152206
Irving, TX 75015

Passaic Valley Sewage Commission
600 Wilson Avenue
Newark, NJ 07105

County of Essex
County Clerk
Hall of Records
465 Dr. Martin Luther King, Jr. Blvd.
Newark, NJ 07102

Norfolk Southern RR Corporation
3 Commercial Place
Norfolk, VA 23510

**You MUST mail a
notice to all of these
public utilities along
with the property
owners within 200
square feet.**

Bajro Management LLC
224 Broughton Ave.
Bloomfield, NJ 07003
Hbajro30@gmail.com
973-445-4336

AFFIDAVIT OF PROPERTY

I, Hike Bajro the undersigned, being of sound mind and duly sworn, hereby depose and say:

1. I am a representative of Bajro Management LLC, and I am authorized to make this affidavit on its behalf.
2. I affirm that the property located at **224 Broughton Ave, Bloomfield, NJ 07003**, is accurately depicted as it exists as of the date of this affidavit.
3. There have been no alterations, modifications, or changes made to the property at the aforementioned address since the date of this affidavit and purchase since July 2016.
4. I understand that this affidavit is made for the purpose of affirming the condition and depiction of the property.

I swear that the foregoing is true and correct to the best of my knowledge and belief, and I am executing this affidavit for any lawful purpose as required.

Signature: Hike Bajro
Name: Hike Bajro
Title: President / Bajro Management LLC
Date: 3/12/25

Sworn and subscribed before me
this 12th day of March, 2025.

Notary Public: [Signature]
Commission Expiration: 2/14/29

AVDI CIRA
NOTARY PUBLIC
STATE OF NEW JERSEY
ID # 50218236
MY COMMISSION EXPIRES FEBRUARY 14, 2029