

JERSEY CITY

DEPARTMENT OF HOUSING, ECONOMIC DEVELOPMENT & COMMERCE DIVISION OF
CITY PLANNING



ROBERT D. COTTER, PP, AICP
PLANNING DIRECTOR

STEVEN M. FULOP, MAYOR
ANTHONY CRUZ, DIRECTOR

February 5, 2015

Ms. Mayda Arrue
THE JERSEY JOURNAL
One Harmon Meadow Plaza
Secaucus, NJ 07094

Dear Ms. Arrue:

Enclosed please find a Legal Notice for the Jersey City Department of Housing & Economic Development and Commerce. Please have this ad run in the Tuesday, February 10th, 2015 edition of your newspaper.

After publication, please prepare an Affidavit of Publication and send it to the attention of:

City of Jersey City
Department of Housing & Economic Development
30 Montgomery Street, 14th Floor, Suite 1400
Jersey City NJ 07302

Attn: Liquan Narine

This notice should be billed to the Jersey City Department of Housing & Economic Development, Planning Board Account Number 7947. Thank you.

Sincerely,

Kristin Russell
Secretary, Jersey City Planning Board
Division of City Planning

Mayor's Office
Director, HEDC File

**JERSEY CITY PLANNING BOARD
PUBLIC NOTICE
REGULAR MEETING**

Please take notice the Planning Board took the following action at the Regular Meeting of February 3rd, 2015

1. Call to Order
2. Sunshine Announcement
3. Roll Call
4. Swear in Staff
5. Correspondence:
6. Old Business:
7. New Business:

8. Review and discussion of a Master Plan Reexamination Report.
Tabled till March 10th, 2015 regular meeting

9. Review and discussion of Amendments to the Jersey City Master Plan regarding the Historic Preservation Element.
Tabled till March 10th, 2015 regular meeting

10. Review of an application to designate the West Bergen-East Lincoln Park Historic District a Municipal Landmark District, based on the information found in the *West Bergen-East Lincoln Park Historic District Designation Report*. (Rough boundaries of the district include Lincoln Park and West Side Avenue to the west, Harrison Avenue to the south, Bergen Avenue to the east, and Fairmount Avenue to the north, back along Kennedy Boulevard, thence to West Side Avenue via Kensington Avenue.)
Some testimony taken. Carried to March 10th, 2015 regular meeting.

11. Review and discussion of amendments to the Land Development regarding alternate members on the Zoning Board of Adjustment. **Recommended to City Council for Adoption.**

12. Case: P14-037 Minor Site Plan with deviations
Applicant: Garden State Episcopal CDC
Attorney: Eugene O'Connell, Esq.
Review Planner: Kristin Russell
Address: 474 Ocean Ave.
Block: 25201 Lot: 71
Zone: Ocean/Bayview Redevelopment Plan
Description: two-family home
Deviations: Front yard, side yard, parking
Decision: Approved with conditions.

13. Case: P14-055 Minor Site Plan with deviations
Applicant: Garden State Episcopal CDC
Attorney: Eugene O'Connell, Esq.
Review Planner: Kristin Russell
Address: 480 Ocean Ave.
Block: 25201 Lot: 1
Zone: Ocean/Bayview Redevelopment Plan
Description: two-family home
Deviations: Lot Area, Front yard, side yard, parking
Decision: Approved with conditions.

14. Case: P14-070 Preliminary and Final Major Site Plan
Applicant: GS FC Jersey City Pep, LLC
Attorney: W. Nevins McCann, Esq.
Review Planner: Maryann Bucci-Carter, PP AICP
Address: 430 Marin Blvd. (Former Pep Boys Site)
Block: 201116 Lot: 3
Zone: Harsimus Cove Station Redevelopment Plan
Description: 421 du Residential Building with accessory parking and retail
Waiver: Request a waiver to postpone subdivision due to lease obligations
Decision: Approved with conditions.

15. Memorialized the following resolutions available for review at the Office of City Planning at 30 Montgomery Street, Suite 1400, 14th flr. Jersey City, NJ.
 1. Resolution of the Planning Board of the City of Jersey City Approving Interim Use site Plan # P14-068 submitted by Eastern Concrete Materials, Inc. (Between Jersey Avenue & Marin Blvd along the Tidewater Basin – Block 15801, Lots: 8.01, 31 & 32.01).

16. Executive Session, as needed, to discuss litigation, personnel or other matters

17. Adjournment

CHRISTOPHER LANGSTON, CHAIRMAN, PLANNING BOARD